

Portillo Ridge Homeowners' Association

P.O. Box 592, Green Valley, AZ 85622

Website: www.portilloridgehoa.org ~ Email: portilloridgehoa@yahoo.com

HOA Board Meeting

December 13, 2017

Present: Jim Chisholm, President; Bob Garioto, Vice President; Marsha Barnes, Treasurer; Mike Millikin, Secretary, Ed Davis, Member at Large.

Excused: None

Call to Order: The meeting was called to order at 9:30 AM.

Homeowner Discussion: Dave Churchill presented his findings on solar panels for the three monuments. Package includes flood lights, batteries, pole, controller and solar panels. He will attempt to get sample flood lights and determine if we need an assessment of our needs by an electrical engineer or lighting expert.

Approval of minutes:

- It was moved, seconded and passed to approve the minutes of the November 8, 2017 Board Meeting as presented.
- It was moved, seconded and passed to approve the minutes of the November 10, 2017 Board Workshop as amended.

Treasurer's Report:

- As of November 30, 2017, our Operating funds were \$19,700.39 and our Reserve funds were \$174,972.71 for a total assets balance of \$194,673.10. It was moved, seconded and passed to accept the financials as presented.

Committee Reports:

- Architectural Review: Two requests were approved. It was suggested the ARC Chairperson send a memo to all committee members to determine which items do not need an ARC Request Form submitted.
 - Audit: No report.
 - Common Area Maintenance: A revised invoice from Hot Desert for \$1,574.70 (vise \$1,386.25) was presented for approval and payment. After discussion, it was moved, seconded and passed to approve the revised invoice. Removal of the vegetation that block the SE monument was discussed.
 - Food Bank: No Report
 - Neighborhood Watch: No report
 - Nominating & Elections: Only one nominee has been submitted for inclusion on the ballot for the two 2018 BOD positions to be filled.
 - Social: 48 HOA members and guests attended the very successful Holiday Party.
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Special Representative Updates: The GV road improvement program is not looking good. We received an invoice from GVC for \$9.50 per HOA member, payable in January.

Management Company Updates: 23 Letters were sent out this month; 17 courtesy letters, 4 first notices and two second notices.

Unfinished Business:

- The End-of-Year mailings were discussed and will be reviewed at the next BOD workshop.
- An update and discussion regarding the 2018 Annual Meeting was held.
- Waiting for legal counsel information and contract for 2018.
- The approved annual insurance policy in the amount of \$2,183.00, was paid after discussion with our new agent.

New Business:

- No estimate from Weedbusters as of the meeting.

Adjournment: The meeting was adjourned at 10:44 AM.

- The next HOA Board meeting will be January 10, 2018 at 9:30 AM at Madera Vista.
- Next board workshop to be January 12, 2018 at 9:30 at Las Campanas.
- The Annual Meeting will be held January 24, 2018 at East Center. Potluck is at 5:00 pm and meeting at 6:00 pm

Respectfully submitted,

Mike Millikin, Secretary