

**RIO DEL SOL HOMEOWNERS ASSOCIATION**

**OPEN MEETING AGENDA**

**OWNER'S WELCOME TO ATTEND**

Tuesday, October 8, 2024 at 4:00 PM

1989 Mesquite Avenue – Clubhouse

ZOOM Meeting ID: 810 9974 6932 Passcode: 774022

**I. CALL TO ORDER**

**II. ESTABLISH QUORUM**

- a. Board Members: Chuck Wagner- President, Gary Walstad- Vice President, Mary Bohl- Secretary, Neal Anthony- Treasurer, Sarah Nickel- Member at Large
- b. Management: Teresa O'Neal- Regional Manager
- c. Guests: Will Be Asked to Sign In

**III. HOMEOWNER OPEN FORUM –**

**IV. APPROVAL OF MINUTES - July 9, 2024**

**V. TREASURER'S REPORT – September 30, 2024**

**VI. MANAGEMENT REPORT/COMMITTEE REPORTS/MINUTES – INCLUDED IN PACKET**

- a. Landscaping Update- *Discussion/Action:*
- b. ARC Minutes Approval- *Discussion/Action:*
- c. Management Report

**VII. OLD BUSINESS**

- a. Garage 124 Repair- *Discussion/Action:*
- b. Scheduled Roof Drain Cleaning December- *Discussion:*

**VIII. NEW BUSINESS**

- a. Reserve Study Update- *Discussion/Action:*
- b. Electric Meter Box (Painted over meter numbers) - *Discussion/Action:*
- c. Pool Meeting Discussion- *Discussion/Action:*
- d. Pool Replastering- *Discussion/Action:*
- e. Clubhouse AC Replacement (Ratify) - *Discussion/Action:*
- f. Backflow Leak (Ratify) - *Discussion/Action:*
- g. Leak Protocol- *Discussion/Action:*
- h. 2025 Preliminary Budget- *Discussion/Action:*

**IX. BOARD MEMBER INPUT**

**X. MEETING SCHEDULE**

TBA

**XI. ADJOURN OPEN SESSION**

The Board of Directors will enter Executive Session per A.R.S. Section 33-1804 A 1-5