

THE CROSSROADS AT MINGUS
HOMEOWNERS ASSOCIATION

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Executive Board Meeting Minutes
December 5, 2024

- I. Call to Order:**
 - i. Meeting opened on 12/5/2024 at 1704 hours by Board President
- II. Roll Call:**
 - i. See sign-in sheet.
- III. Approval of Executive Board Meeting Minutes**
 - i. **MOTION:** To approve the meeting minutes from 11/07/24 made by Treasurer. Second by President. **MOTION PASSED UNANIMOUSLY.**
- IV. Call to the Audience**
 - i. Two forms submitted, Ms. Schneider, Mr. Furmanek.
 - ii. Ms. Schneider asked for details on why quorum wasn't met for the previous election and if the new park on Skyline had been named.
 - iii. Mr. Furmanek asked if we knew who "won" the naming of the new park.
 - iv. Details on not meeting quorum were provided, and the name of the new park is Mountain View Park. The Board does not have any information on how Clarkdale picked the name.
- V. Old Business**
 - i. The President submitted a reimbursement request for the Vice President who was unable to attend the meeting. **MOTION:** To approve the reimbursement to the Vice President for the last community clean-up in the amount of \$80.59 for donuts and coffee was made by the Secretary. Second by the President. **MOTION PASSED UNANIMOUSLY.**
- VI. President's Report**
 - i. Requested reimbursement for the disposal of 3 tires that were picked up at the community clean-up in the amount of \$40.89. **MOTION:** To approve the reimbursement to the President in the amount of \$40.89 was made by the Secretary. Second by Treasurer. **MOTION PASSED UNANIMOUSLY.**
 - ii. Association Rules are now posted on the website after a Q&A/comment period. (No feedback received)
 - iii. Still have not received reimbursement from the previous insurance company.
 - iv. President requested the hard copies of the bank statements to be included as part of the Treasurer's report monthly.
 - v. The website received complaints from neighbors about weed abatement in the unimproved lots. Many have weeds overgrowing onto the sidewalks and are overgrowing onto neighboring, occupied properties. The President will send notices to these lots regarding weed control.
 - vi. Another question was received regarding a neighborhood get together and the President will leave that issue to the next Board of Directors.

VII. Vice President's Report

- i. None- not present

VIII. Secretary's Report

- i. Submitted a reimbursement request for \$ 638.59 for the second round of election materials purchased. **MOTION:** made by the President to reimburse the Secretary for the election expenses. Second by Treasurer. **MOTION PASSED UNANIMOUSLY.**
- ii. The Secretary reported that the reimbursement check for \$333.25 approved by the Board in October, bounced when it was deposited in the Secretary's personal account. The President was immediately notified of the discrepancy. The Secretary and the President, without notifying the Treasurer or the Board, went to the Credit Union and had a Cashier's Check issued to the Secretary to cover the Board-approved reimbursement plus \$18.00 for a fee charged to the Secretary for Non Sufficient Funds. Reimbursement of the NSF fee had not been approved by the Board. While at the Credit Union, the President obtained a debit card, the account monthly statements, and had the checking account changed to cover NSF for checks. At the Board meeting, the Secretary asked for an explanation from the Treasurer on how a check could bounce when the Association bank account has the money to cover it. The Treasurer stated she made a mistake and didn't account for funds being withdrawn from the checking account.

IX. Treasurer's Report

- i. Financial report submitted in writing.
- ii. Treasurer submitted an updated proposed budget for 2025 as well as expense and profit/loss statements. The budget is required by the governing documents.
- iii. There remain 8 lots that are in arrears for their 2023 dues.
- iv. Discussion about the meeting the Treasurer had with Red Rock Accounting regarding the review and tax filing required by the CCRs. They will handle all for around \$600.00.
- v. Treasurer requested invoices for GoDaddy and was directed to the GoDaddy site to download all the invoices since inception.

X. Members at Large Report

- i. None – not present.

XI. New Business

- i. None

XII. Audience Q&A

- i. One audience member brought up the sorry state of the roads in the neighborhood and if there was anything the HOA could do. The President referred them to the Town of Clarkdale and their work-order form to fill out.
- ii. Another member asked about time frames for holiday decorations. There is no mention of when decoration can go up prior to a holiday, no mention of specific holidays, and only mention that decorations must come down 30 days after the holiday in the CCRs.

XIII. Meeting adjourned at 1739 hours. MOTION: made to adjourn the Executive Board meeting made by Secretary, seconded by President. **MOTION PASSED UNANIMOUSLY.**

Action Items

	Item	Responsible Party	Status
1.	Budget document	Dolly	Complete
2.	Creation of spreadsheet for violations	Carol	Complete
3.	Post Completed Design Guidelines and Draft Association rules on website	Carol	Complete
4.	Sending out courtesy notice to membership ref. Association rules and comment period.	Carol	Declined
5.	Meeting with Red Rock Accounting for review.	Carol/Dolly	Complete