

Minutes, Directors' Meeting, October 2016

Eagle Rock HOA

Peter Flynn (President) called a Directors Meeting for 5 PM October 12 2016, at 750 Rhapsody Rd., Sedona. The meeting convened at 5 PM on October 12. Members were notified of the meeting by e mail on September 6, 2016 and their ability to attend if interested; no interest in attending was expressed.

The following Board Members were in attendance:

John Cantello
Peter Flynn
Paolo Scardina
Steve West

Carsten Holm was unavailable for the meeting.

The following were considered by the Directors:

1. A motion to approve revised Bylaws was approved unanimously. Revisions had been circulated to Directors in advance of the meeting. Revisions align the Bylaws with the recently revised Arizona legislation (the Planned Communities Act) affecting election of Directors and correct a number of minor issues. The revised Bylaws will be posted on the HOA website.

2. The Directors discussed at length the issue of weeds in Eagle Rock. Key points of discussion were:

- Implementation of the weed control program remains the responsibility of the ARC.
- Significant progress has been made through the treatment of the roadside with a weed barrier, and the cutting of adjacent weeds this fall prior to them going to seed.
- The major weed infestation on Lots 23 and 24, due to these lots being the location of the original house that was demolished, were dealt with by cutting by the owners.
- The focus going forward is threefold:
 - Volunteer spraying of emergent weeds in the treated area by the roadside, in drainage and retention areas, and around the cluster mailbox. Thanks to John Cantello, Steve West and Peter Flynn for their roles in this.
 - Periodic cutting or spraying of emergent weeds on an as needed basis as determined by the ARC.
 - Selective requests to owners to deal with troublesome areas.
- The maximum funds available in 2017 are \$2,500.

A motion re-authorizing the ARC to proceed with the program of weed control within the financial constraints outlined above was approved unanimously.

3. The Directors discussed the date of the Annual General Meeting of Members (to elect Directors) and subsequent Board Meeting, and will check availability for January 4, 2017. Revisions to the ballot as required by recent revisions to the Arizona Planned Communities Act were discussed: to be valid, a ballot (or the envelope it is contained in) must be signed and have the address of the Member. The Board of Directors meeting to appoint Officers and Directors, set the annual assessment, and conduct any other business as required will occur at 5 PM after the AGM at 10 AM. The Nominating Committee reported that Members had been canvassed for interest in serving as a Board Member, in the e mail sent to Members on September 6, 2016; no Member other than current Directors expressed an interest. All current Directors expressed a willingness to continue to serve, and will be nominated in the annual ballot. The ballot will have space for write in candidates.

4. The Directors discussed entrance signs for Eagle Rock, to be placed on both the Rhapsody and Windsong entrances. There was consensus that lettering on a large rock, comparable to the signage in place at Crimson View, would enhance Eagle Rock, but that there would not be sufficient funding until 2018 at the earliest. Placement at the Windsong entrance would be on the east side of the road, to the south of the mailboxes. Directors will review placement options at the Rhapsody entrance to Eagle Rock.

There being no further business, the meeting was adjourned.

Prepared by: Peter Flynn
October 12, 2016