



ANNUAL MEMBERSHIP MEETING
SEPTEMBER 7, 2019, 4:00 PM
THE RIM CLUBHOUSE

President: Peter Kennedy
Vice President: Steve Lockard
Secretary: Jackie Myers
Treasurer: Larry Sugarman
Director: Robert Meyers

Community Manager: Steve Smith
Assistant Manager: Amber Mitchell
Director of Security: James Bolt
Members Present: (See Attached)

Call to order by Peter Kennedy 4:00p.m.

Certification of Quorum – Report provided by HOA Management stating the required quorum of the members to conduct this meeting is 25% and we have received over 71% participation to meet the quorum requirement.

Affidavit of Meeting Notice

Steve has informed me that he has verified that the affidavit of meeting notice is in hand and the proper procedure has been followed and was signed by Steve Smith.

The Community Association meeting notice was mailed to each property owner August 9, 2019 in accordance with the by-laws of the organization. Each property owner was informed on how to participate in Online Voting.

A copy of today's meeting minutes will be sent to each property owner within thirty (30) days from today and not later than October 7, 2019.

The Election of Directors culminated on September 6, 2019 at 12:00p.m.

Jackie Myers – Secretary Presents Minutes from September 15, 2018 Annual Meeting

Jackie Myers reminded everyone that a copy of last year's minutes were mailed to members after the meeting and were also included with today's handouts.

A motion from the floor to waive the reading of the minutes made by Marlu Allan, seconded by Julie Armstrong, **Motion carried.**

A motion to approve Minutes of 2018 Annual Meeting made by Char Siler, 2nd by Julie Armstrong. **Motion carried.**

Peter Kennedy, President of the Board of Directors

Happy 20th Anniversary. In addition to our celebration of The Rim's 20th Anniversary, this has been a busy year for our community. We set a record of 14 home and lot sales thus far with 3 more in Escrow this year and welcomed 13 new families to our community. Integra Homes at The Rim broke ground in May on six golf villas with an option for Stay & Play. And of significant interest to all of us, Black Buffalo announced their intention to sell the golf club to Arcis Golf. While due diligence and final negotiations are still in progress, we are optimistic that should the deal be completed, Arcis will bring a new level of expertise and enthusiasm to our club and build upon the great team we have today. For the Community Association, 2019 has been all about executing our key priorities. Highlights thus far include:

- Completion of an engineering study of our roads with a recommended 15-year maintenance program that will extend their useful life.
- Completion of a detailed Firewise assessment of all properties within The Rim and initiation of a remediation program for high-risk lots.
- Continued road maintenance and erosion control efforts to repair, replace and maintain our valuable road assets.
- Streamlining the Architectural Review guidelines and process to encourage development within
- We received word from Roger Nelson that the process of due diligence has been completed by Black Buffalo for the sale of the Club and is now being reviewed by legal.

As we head into the Fall, I would like to encourage everyone to take advantage of the Community Association's offer in October to dispose of Firewise material that has been cleared from your property. For more information about this service and to schedule a pickup, please contact Steve Smith. In closing, let me also remind everyone of two events in September and October benefiting worthwhile causes. On September 14th, the eighth annual Shelby Day golf tournament will be held with proceeds benefiting the fight to cure MS. On October 4th & 5th, The Rim is hosting the first annual TimeOut Women's Shelter Charity Golf Tournament. Both of these events are an opportunity for our members to give back to our community.

Thanks to everyone for your efforts to support our wonderful community. Let's spread the word about the best kept secret in Arizona – *The Rim – majestic mountain golf!*

Pete Kennedy asked the Secretary to determine if there were any nominations from the floor for Director. Jackie Myers asked if there were any nominations from the floor. There were no nominations from the floor.

Electronic Voting and Tally of Ballots/Voting - provided by Manager

Jackie Myers announced the Election Results – Pete Kennedy and Jackie Myers were elected for a new 2-year term.

ARC Report– Larry Sugarman

Larry explained that the ARC Committee meets on every two weeks on Wednesdays.

This year 4 homes were completed, 9 homes are in construction, 4 homes are in the design phase, and 5 homes are in the pre-construction Phase III

Treasurer's Report – Larry Sugarman

We have provided the Year Ending 2018 Financial documents from CPA, Gallacher, Bosen and Goodman.

At this time, our financial position is in good shape and as of the last financial report we have \$887,804 in our reserves. Income meets the budget plan of 2019 and expenses were 5% below budget projections.

Peter Kennedy asked Security to give a report of activity for this year

Jim Bolt Said everything was pretty much status quo. During the winter storm there were minor accidents, no one was hurt.

Mr. Kennedy thanked Jim for his diligent work in the community

Open Forum – Limit 2 Minutes per Lot Owner

Several members expressed the appreciation for our security.

There was discussion by the members regarding recycling, Steve Smith said he would look into what can be provided for the Rim so that the community will be able to participate in a recycle program.

Firewise solutions were discussed with the membership and Steve Smith said there will be more information forthcoming in the next newsletter.

Motion by Jon Weakly, 2nd by Warren Ashman to adjourn the meeting 4:49p.m.