

ASOCIACION DE REGULARIZATION DE VECINOS DE LA CHOLLA A.C

Regular Meeting Board – Community Center

February 17th, 2019

CALL TO ORDER:

A regular meeting of the new Board was held Sunday February 17th, 2019. President Michael Dugan called the meeting to order at 9:08 AM. Mr. Dugan welcomed all in attendance.

Those members in attendance were: Michael Dugan, Helen Dahlstrom, Kathy Barnard, Pat Champion, Lew Felton, Charli Keller, Steve Lee and Darrell Smith. Those absent, Jim Allison, Kelly Ross and Rosario Villa

MINUTES:

Mr. Dugan asked if there were any corrections to the minutes December 16th, 2018. There being none, a motion to approve the minutes was made, seconded and passed.

TREASURER'S REPORT/FINANCIAL:

Ms. Dahlstrom read the financials as of January 31st, 2019. She reported that we are at 67% of this year's budget.

Ms. Keller asked if the road repair expense would be taken out of the Utility Reserve. Ms. Dahlstrom stated that the Utility Reserve is strictly for the water standpipe. Mr. Dugan explained that the repair of the roads will be taken out of the balance sheet. Ms. Dahlstrom will adjust the financials to reflect this expense. So far the road repairs have amounted to \$9940 with more repairs to be done.

A motion to approve the reports was made, seconded and passed.

MEMBERSHIP:

*Ms. Koerner provided the Vecinos Membership report which is as follows: Members paid in full, 553; Members not current 297; Total Membership 850; Membership status unclear 12.

**Please note, Ms. Koerner's report was delivered to the Board after she recovered from her illness, and was not included in the meeting on February 17th.*

OLD BUSINESS:

There was no old business to discuss at this time.

CLUBHOUSE:

Ms. Dahlstrom reported that a window in the clubhouse had been repaired/replaced. She also stated that there was a leak in the library and according to Gaby, the leak was due to rusted nails in the roof and the water had been seeping in. There was some damage to books but nothing critical. More roof coating will be brought down so Gaby can finish coating the roof. Gaby has possession of the new 20 gallon water heater and will install it in the kitchen. The old one will be used elsewhere in the clubhouse as it is still functional.

Helen suggested that clubs and/or clubhouse renters pay an extra \$25 to have the HOA mop the floors. She pointed out the due to the texture in the floor tiles, it's difficult to clean. Event holders should sweep but not mop.

Mr. Dugan complimented on how well the library has been organized. He reported that there is signage up, guidelines for volunteers, and a map of the placement of books.

Ms. Keller asked for an update on the grate to be installed in front of the patio side door. Ms. Dahlstrom said she would get with Gaby to see where things are and to determine when the installation will take place so that it won't interfere with any events being planned.

EXECUTIVE COMMITTEE:

Mr. Dugan reported that he received a letter of resignation from Mr. Jim Allison. The Board regrettably accepts his resignation.

GARBAGE:

Mr. Dugan reported that the garbage pick-up has improved; they've been picking up regularly on Mondays and Fridays.

Ms. Champion stated that Cholla and Los Conches pay for garbage pickup but the City of Penasco does not. She wrote a reply to an article in the Rocky Point Times regarding this issue and the paper said they will look into it. So far nothing further has transpired.

Ms. Keller asked about the pangeros parking in front of the Porta Johns and garbage receptacles on the waterfront. Mr. Dugan stated that he spoke with the Comandante who will help with the situation. The Comandante at one point came down and moved one of the panga truck and trailer away from the area.

ROADS:

Mr. Dugan reiterated that regular road maintenance continues as will repairs to the storm-damaged roads and clubhouse parking lot. Ms. Champion asked about repairs to the road down to Tucson Beach, that cars still cannot drive down to the beach. Ms. Keller expressed her concern about access particularly during Semana Santa. She stated that without car access to the beach, people will start parking in the Pelican Point area, potentially blocking resident's roads and

driveways. Mr. Dugan suggested that she speak with Gus Brown as he does not seem interested in having the road fixed due to all the traffic and trash left behind. Mr. Dugan said he has spoken with several residents on Pelican Point who agree with Mr. Brown. Traffic has decreased due to the lack of access to the beach.

There was more discussion among Board members about the pros and cons of having the road repaired. Mr. Dugan stated that Juan needs to put up a barricade to keep people from trying to drive down to the beach. He will have Mr. Ross discuss with Juan, the size and placement of a barricade that would allow pedestrian, ATV's and golf cart traffic access. Ms. Keller said that Mr. Brown wants to move the road to Tucson Beach and that it would be worth talking to him to discuss an alternative access to the beach. Mr. Dugan said that he or Mr. Ross will talk to Mr. Brown and Juan to see what is possible.

PARKS/ENVIORNMENTS:

Mr. Smith reported that the wall is up and the railing will be installed next. The weeds in the Park will be removed. No further discussion regarding access to the Park has happened. Mr. Dugan said there has been no response from the City.

Mr. Smith expressed his concern about people's safety. He stated that people could literally go over the wall due to the sand build up against the backside of the wall. The bollards are no longer helping with the wall.

SECURITY:

Mr. Dugan reported that the police presence in Cholla has been very good. There have been minor mechanical issues with the truck costing approximately \$1500 over the past 7 months. Mr. Dugan said he was told by Jackie, who changed the oil, that the truck's engine was not the same since it no longer had an air-conditioning unit. The thought is that the engine had been switched out.

Mr. Dugan spoke of an incident regarding some kids/young adults at one of the bars at 3:00 am. They took a cab back to their lodgings and were stopped by the police wearing masks who tried to rob them. One of the kids took off into the desert, the other's wallet and money was taken. The incident was reported to the police and is being investigated. According to the police, they believe they know who it is.

Mr. Dugan explained that break-ins rise and fall with the economy, there are more when the economy is bad and vice versa. He also stated (as he has many times in the past) that most of the break-ins happen to those residences without an alarm system.

WATER/SEWER:

Mr. Dugan reported that the water flow has been enhanced by the City's new pipes and valves. The payment plan has moved to the middle of the month possibly due to the decision of the new Administration.

NEW BUSINESS:

Future Meetings in 2019

March 24th

April 27th General Meeting and elections

April 28th Meeting of new Board

June 16th last meeting before summer

October 27th

December 15th

Mr. Dugan called attention to current members who are golfers. After the CBSC Golf Tournament, Mr. Dugan arranged with the management of Isles del Mar Golf Course to honor members with a green fee discount when presenting their ID and HOA member card. Members interested in receiving a card are to contact him. Mr. Dugan suggested that other places of business might be inclined to give discounts with the HOA card and encouraged members to ask their favorite restaurants and merchants about doing so.

Mr. Dugan announced that the elections for the new Board will be held April 27th. There are four positions open and those interested in running for the Board should send their resumes to Ms. Barnard no later than March 15th. Ms. Dahlstrom will place a notice of the available positions via Fire Drum.

The positions open are as follows:

President
Two Board members
One Mexican Representative

Ms. Barnard's email: kbar822@gmail.com

ADJOURNMENT:

A motion was made, seconded and passed. The meeting was adjourned.

AUDIENCE PARTICIPATION:

Ms. Heath stated that when she work with Ms. Dammann the library that duplicate books where given to the library in town. Ms. Dahlstrom said that if we get an abundance of duplicate books that she would put an article on Fire Drum stating the books are free for pick-up.

Ms. Champion suggested that Rocky Point Times has a book exchange and people can take their books there.

Ms. Hicks asked that articles that are sent out via Fire Drum also be posted on the website. Ms. Dahlstrom explained that the Fire Drum is sent to only current members.

Ms. Hicks also asked if there is a better number to call the police in case of emergencies and talk to an English speaking person. Mr. Dugan explained that there has been multiple phone numbers to call but all have been dropped or no longer in use. The best number to call is 911.

Mr. Felton inquired about the list of pending sales to be given to Ms. Koerner by Ms. Susie Flinn