

Vista Del Oro Maintenance Association
PO BOX 1585
Prescott, AZ 86302

Minutes from the 2021 Annual Meeting

(held via Zoom due to Covid-19)

2 pm on Saturday, February 6th, 2021

Board members in attendance:

Jeff Schaffer, President, term expires 2022

Open, Vice President, term expires 2021

Dennis Mitchell, Treasurer, term expires 2022

Deborah Neff, Secretary, term expires 2023

VDOMA members in attendance: Jesse & Jenny Mack, Steve Gaber & Patricia Bruneau-Gaber, Mike & Shanna DeBruzzi, Ray & Mary Barto, Angie Patterson, Kenton & Joan Watkins, D Greg & Kristine Whitman, Dennis & Laurie Mitchell, Jeff Schaeffer, Deborah Neff, Gerald Jones, Barbara Jones, Glenn Beitel and Karla Leighton &, Judy Perkins, David & Fernanda Odear

Call to Order: 2:10 pm Welcome and opening comments

1. Review of 2020 annual meeting minutes-no questions
2. Recognition of volunteers maintaining the roads and brush cutting

3. Treasurer's report – no questions

Income:	Dues for Feb 2020	\$10,994.10
	<u>Impact Fees-Schaffer, Duffel</u>	<u>\$4,000.00</u>
	Total:	\$14,994.10
Expenses:	Jan: Wal-Mart Supplies:	\$51.03
	Jan: Post Office Mailing:	\$60.80
	Jan: L Bar L work:	\$540.00
	(Feb: Annual Meeting and Election of new Board)	
	Mar: Annual PO Box rental:	\$134.00
	Corporate Commission	\$10.00
	<u>Insurance</u>	<u>\$667.00</u>
	Total:	\$1462.83
Balance:	2020 Beginning balance:	\$12,839.65
	Income:	\$14,994.10
	<u>Expenses:</u>	<u>\$1462.83</u>
	Ending balance:	\$26,370.92

4. Road improvement financial options discussion including:

- a. A special use fee of approximately \$1000 per acre, to be determined and publicized prior to starting any project.
- b. Increasing our annual dues from \$36.38 per acre to a higher number.
- c. Keep things the same with all volunteer effort

The wording on road options was confusing to the membership. It was the board's intention to solicit interest in the options and open discussion. Jeff spoke with Tom Thurman of the county and our roads have always been private and will remain so. Thanks to all that sent comments and questions. Also, we received input from members and will research possibilities using a chemical for dust control and also a road hardener. When we have compiled all the information we will put it out to the membership for discussion.

5. New signs were posted from forest service on the approved trail. Trucks continue to use the trail. It was suggested that the board meet with the forest service about the proposed trail, parking lot, possibility of a gate etc.
6. Additional mailboxes- Jeff Schaffer announced that Kevin Hunsucker had purchased additional mailboxes and would see to their installation.
7. Election of Board of Directors- There were no write-in candidates and Judy Perkins was elected Vice-President by mailed in ballots.
8. Other items- It was brought up for discussion about putting out for a vote increasing the minimum lot size to 4 or 5 acres due to future water well issues and increased traffic in the neighborhood. This request was later withdrawn by submitting member. Also discussed was Yavapai County requirements and CC&R's. If anyone needs copies of the associations bylaws and CC&R's, we can send them electronically.

The meeting was adjourned at 4:48pm. This meeting was recorded and uploaded to google drive. Here is the link to those who want to listen to the meeting.

<https://drive.google.com/file/d/18h0gD0kYpCwoEMqZg2fRT2pAlfGU7-qm/view?usp=sharing>

Thanks to all who participated. The board appreciated Ray & Mary Barto, and Steve Gaber and Patricia Bruneau-Gaber for their participation, historical information and input.

Minutes respectfully prepared and submitted by: Deborah Neff