

**The Springs at Santa Rita HOA  
Board of Directors' Meeting  
January 11, 2016 – 9:00 a.m.**

**Board Members Present:** Sandie Stone, President; Howard Bryan, Vice President; Jim Owen, Secretary; Roger Olson, Treasurer, Joe Barton, Steve Gilbert, Norm TenBrink, Directors.

**Homeowners Present:** 40

**Call to Order:** President Stone called the meeting to order at 9:00 a.m. The roll was taken and a quorum was present.

**MSVA\*:** Joe Barton moved to approve the agenda as corrected. Howard Bryan seconded the motion.

**MSVA\*:** Roger Olson moved to approve the December 8, 2015 minutes. Howard Bryan seconded the motion. Howard Bryan moved to approve the December 14, 2015 minutes. Norm TenBrink seconded the motion.

**MSVA\*:** Roger Olson presented the financial report:

**Treasurer's Financial Report:**

➤ Checking/Savings Balance:	12/31/2015	\$475,277.24
➤ Reserve Fund/Savings:	12/31/2015	431,064.94
➤ Operating Fund/Savings:	12/31/2015	41,432.66
Operating Fund/Checking:	12/31/2015	2,779.64

**MSVA\*:** Norm TenBrink moved to accept the Financial Report and file for audit. Joe Barton seconded the motion.

**MSVA\*:** Howard Bryan moved to reluctantly accept the resignation of Norm TenBrink effective January 11, 2016. Roger Olson reluctantly seconded the motion.

**MSVA\*:** Steve Gilbert moved to accept the ARC weed letters as reviewed by our attorney and amended by the Board. Jim Owen seconded the motion. The motion was approved with one “nay” vote.

**MSVA\*:** Joe Barton moved to post community “For Sale” notices and “Lost and Found” notices on the Resale Board at the front entrance for a period not to exceed 30 days. Norm TenBrink seconded the motion. Notices will be left in the HOA mailbox next to the office door.

It was announced that the annual community garage sale will be Saturday, February 27, 2016.

Reports presented and posted on the website:

President	ARC	Streets, Buildings & Utilities
Vice President	Grounds	Finance Committee

**Adjournment:** The meeting adjourned at 9:47 a.m.

Following the meeting, there was a Green Valley Hospital Expansion update by Frank Thompson.

Jim Owen, Secretary

**The next regular monthly meeting will be on Monday, February 8, 2016 - 9:00 a.m. – Fiesta Room  
Remember to check The Springs Website: <http://www.thespringshoa.org>**

**The Springs at Santa Rita HOA  
Board of Directors' Meeting  
January 23, 2016 – 2:30 p.m.**

**Board Members Present:** Sandie Stone, President; Howard Bryan, Vice President; Jim Owen, Secretary; Roger Olson, Treasurer, Joe Barton, Steve Gilbert, Directors. Absent: Norm TenBrink, Director.

**Homeowners Present:** 4

**Call to Order:** President Stone called the meeting to order at 2:30 p.m. The roll was taken and a quorum was present.

**MSVA\***: The agenda was approved as presented.

**MSVA\***: Roger Olson moved to renew the Compliance Agent's contract with the same term and conditions as approved for 2015. Joe Barton seconded the motion.

Joe Barton announced that Signal Gates is still trying to correct the problem with the gate openers. They now plan to remove the electronics, take them to their shop and test them before re-installing. If this doesn't work, we may have to invest in a dedicated telephone line for the gate operators.

**Adjournment:** The meeting adjourned at 2:45 p.m.

Following the meeting, President Sandie Stone convened the annual meeting..

Jim Owen, Secretary

**The next regular monthly meeting will be on Monday, February 8, 2016 - 9:00 a.m. – Fiesta Room  
Remember to check The Springs Website: <http://www.thespringshoa.org>**

**The Springs at Santa Rita HOA  
Board of Directors' Meeting  
February 8, 2016 – 9:00 a.m.**

**Board Members Present:** Howard Bryan, President; David Dethmers, Vice President; Ron Delvaux, Secretary; Roger Olson, Treasurer, Ted Boyett, Michael Ford, Jim Owen, Directors.

**Homeowners Present:** 28

**Call to Order:** President Bryan called the meeting to order at 9:00 a.m. The roll was taken and a quorum was present.

**MSVA\***: Ted Boyett moved to approve the agenda as corrected. Michael Ford seconded the motion.

**MSVA\***: Roger Olson moved to approve the January 11, 2016, minute and the January 23, 2016 minutes. Jim Owen seconded the motion.

**MSVA\***: Roger Olson presented the financial report:

**Treasurer's Financial Report:**

➤ Checking/Savings Balance:	1/31/2016	\$651,385.22
➤ Reserve Fund/Savings:	1/31/2016	431,221.08
➤ Operating Fund/Savings:	1/31/2016	212,292.94
Operating Fund/Checking:	1/31/2016	7,871.20

**MSVA\***: David Dethmers moved to accept the Financial Report and file for audit. Michael Ford seconded the motion.

**MSVA\***: Ted Boyett moved to appoint Howard Bryan and David Dethmers as the HOA Personnel Committee. Michael Ford seconded the motion.

Reports presented and posted on the website:

President	ARC	Streets, Buildings & Utilities
Vice President	Grounds	Finance Committee

**Adjournment:** The meeting adjourned at 10:30 a.m.

Ron Delvaux, Secretary

**The next regular monthly meeting will be on Monday, March 21, 2016 - 9:00 a.m. – Fiesta Room  
Remember to check The Springs Website: <http://www.thespringshoa.org>**

**The Springs at Santa Rita HOA**  
**Board of Directors' Meeting**  
**March 21, 2016 – 9:00 a.m.**

**Board Members Present:** Howard Bryan, President; David Dethmers, Vice President; Ron Delvaux, Secretary; Roger Olson, Treasurer, Ted Boyett, Michael Ford, Jim Owen, Directors.

**Homeowners Present:** 31

**Call to Order:** President Bryan called the meeting to order at 9:00 a.m. The roll was taken and a quorum was present.

**MSVA\***: Jim Owen moved to approve the agenda as corrected. Roger Olson seconded the motion.

**MSVA\***: Roger Olson moved to approve the February 8, 2016, minutes. Ted Boyett seconded the motion.

**MSVA\***: Roger Olson presented the financial report:

**Treasurer's Financial Report:**

➤ Checking/Savings Balance:	2/29/2016	\$646,154.85
➤ Reserve Fund/Savings:	2/29/2016	431,416.35
➤ Operating Fund/Savings:	2/29/2016	210,146.11
Operating Fund/Checking:	2/29/2016	4,592.39

**MSVA\***: Ted Boyett moved to accept the Financial Report and file for audit. David Dethmers seconded the motion.

**MSVA\***: Ted Boyett moved to accept the 2015 financial audit as performed by Jerome Franklin. Ron Delvaux seconded the motion.

**MSVA\***: David Dethmers moved to authorize the Grounds to accept La Sierra's bid of \$2,450 to trim the mesquite trees in Parks 20 and 21. Ted Boyett seconded the motion.

**MSVA\***: David Dethmers moved to affirm the ARC's decision that removing grids from windows does not constitute a design variation. Ron Delvaux seconded the motion.

**MSVA\***: David Dethmers moved to approve the clarification of the language in the CC&R's Article 10.22 regarding "no tanks...." is understood to mean no tanks over 20 lbs. or 5 gallons. Ron Delvaux seconded the motion.

Reports presented and posted on the website:

President	ARC	Streets, Buildings & Utilities
Vice President	Grounds	Finance Committee

**Adjournment:** The meeting adjourned at 11:22 a.m.

Ron Delvaux, Secretary

**The next regular monthly meeting will be on Monday, April 11, 2016 - 9:00 a.m. – Fiesta Room**  
**Remember to check The Springs Website: <http://www.thespringshoa.org>**

**The Springs at Santa Rita HOA  
Board of Directors' Meeting  
April 11, 2016 – 9:00 a.m.**

**Board Members Present:** Howard Bryan, President; Ron Delvaux, Secretary; Roger Olson, Treasurer, Ted Boyett, Michael Ford, Directors. Absent: David Dethmers, Jim Owen.

**Guest:** Brian Goncales, Major Account Executive, Republic Services

**Homeowners Present:** 23

**Call to Order:** President Bryan called the meeting to order at 9:00 a.m. The roll was taken and a quorum was present. Mark Koruga stood in for Grounds Chair, Jim Owen

**MSVA\***: Michael Ford moved to approve the agenda as amended. Ted Boyett seconded the motion.

**MSVA\***: Ted Boyett moved to approve the March 21, 2016 minutes. Roger Olson seconded the motion.

**MSVA\***: Roger Olson presented the financial report:

**Treasurer's Financial Report:**

➤ Checking/Savings Balance:	3/31/2016	\$644,679.51
➤ Reserve Fund/Savings:	3/31/2016	520,120.91
➤ Operating Fund/Savings:	3/31/2016	116,456.82
Operating Fund/Checking:	3/31/2016	8,101.78

**MSVA\***: Michael Ford moved to accept the Financial Report and file for audit. Ted Boyett seconded the motion.

**MSVA\***: Ted Boyett moved to accept the bid from T&R Ironworks of \$755.62 for the front gate repairs. Roger Olson seconded the motion.

Reports presented and posted on the website:

President	ARC	Streets, Buildings & Utilities
Vice President	Grounds	Finance Committee

Brian Goncales, Republic Services representative, address the Board and members regarding our contract for trash collection. Several questions were asked and the Board advised that they will meet with him again to review and update our contract.

**Adjournment:** The meeting adjourned at 10:30 a.m.

Ron Delvaux, Secretary

**The next regular monthly meeting will be on Monday, May 9, 2016 - 9:00 a.m. – Fiesta Room  
Remember to check The Springs Website: <http://www.thespringshoa.org>**

**The Springs at Santa Rita HOA  
Board of Directors' Meeting  
May 9, 2016 – 9:00 a.m.**

**Board Members Present:** Howard Bryan, President; David Dethmers, Vice President; Ron Delvaux, Secretary; Roger Olson, Treasurer, Ted Boyett, Michael Ford, Directors. Absent: Jim Owen.

**Guest:** Margaret Cooper, Hot Desert Landscaping

**Homeowners Present:** 18

**Call to Order:** President Bryan called the meeting to order at 9:02 a.m. The roll was taken and a quorum was present. Mark Koruga stood in for Grounds Chair, Jim Owen

**MSVA\***: Ted Boyett moved to approve the agenda as amended. David Dethmers seconded the motion.

**MSVA\***: Ted Boyett moved to approve the April 11, 2016 minutes. Roger Olson seconded the motion.

**MSVA\***: Roger Olson presented the financial report:

**Treasurer's Financial Report:**

➤ Checking/Savings Balance:	4/30/2016	\$636,114.62
➤ Reserve Fund/Savings:	4/30/2016	520,053.31
➤ Operating Fund/Savings:	4/30/2016	108,151.50
Operating Fund/Checking:	4/30/2016	7,909.81

**MSVA\***: Ted Boyett moved to accept the Financial Report and file for audit. Michael Ford seconded the motion.

Reports presented and posted on the website:

President	ARC	Streets, Buildings & Utilities
Vice President	Grounds	Finance Committee

Margaret Cooper from Hot Desert Landscaping introduced herself, explained their work policy and answered questions from the Board and audience.

There was some discussion regarding volunteer work taking place in the dog run in the Nature Park. Mark will advise them that there must be approval of a written proposal prior to any further action. Additionally, the advisability of The Springs volunteers working on the GVR portion of the Rio Fuerte Wash was discussed.

President Howard Bryan announced that the Board would not conduct regular monthly meetings during June, July, August, or September. However, should the need arise, they would call a special meeting and announce it on message boards, via email, and post it on the website.

**Adjournment:** The meeting adjourned at 10:30 a.m.

Ron Delvaux, Secretary

**The next regular monthly meeting will be on Monday, October 10, 2016 - 9:00 a.m. – Fiesta Room  
Remember to check The Springs Website: <http://www.thespringshoa.org>**