

## HILLCREST BAY INC ANNUAL HOMEOWNER'S MEETING

Minutes of the Annual Homeowner's Meeting held September 18, 2010

Grace Babcock called the meeting to order at 9:05 am at Havasu Springs Outer Harbor.

### BOARD MEMBERS IN ATTENDANCE:

Grace Babcock	President
John Sears	Member at Large/Acting Vice President
Margaret Hokenson	Member at Large/Acting Secretary
Billie Dodson	Treasurer
Bill Lambrose	Member at Large
Don Clark	Member at Large/Permits Committee Chair

Thank you for attending the meeting today and hope you will be informed on what has been happening at Hillcrest Bay for the last year. My name is Grace Babcock, President. I have been President for the last four years. This will be my last meeting and I am excited and have learned a lot and I hope I contributed to the Association in a positive way.

I now would like to introduce our board members for without their support I would have not been able to get a lot of projects out for the last four years. I would also like to thank them for their contributions. Those that have been on the board such as Carol & Scott Jones and Terry Bitrich. Thanks to my board. Starting to my left: Bill Lambrose-Board Member, Billie Dodson-Treasurer, Margaret Hokenson-Acting Secretary, John Sears-Vice President and Don Clark, Permits Committee.

### SECRETARY'S REPORT:

2009 Annual Meeting Minutes were read by Acting Secretary, Margaret Hokenson. Motion was made to accept the minutes as read by Mrs. Lorch and seconded by Robyn Stein. Motion carried. *See Handout.*

### TREASURER'S REPORT:

Treasurer's Report, fiscal year July 1, 2009 through June 30, 2010 was read by Treasurer, Billie Dodson. Copies are available on the table. Motion was made to accept the report by Marge Ward and seconded by Jan Cowan. Motion carried. *See Handout.*

### PERMIT'S REPORT:

Permit's Committee, Don Clark read a community construction update on projects for 7/2009 through 6/2010. The following are: Malliet-Lot 229; Nevares-Lot 40A; Poole-Lot 209A; McGinnis-Lot 107, Lorch-Lot 238 & 239; Lambrose-Lot 281-282; Cashe-Lot 192; Stewart-Lot 80; Warren-Lot 155/156; Golish-Lot 11. *See Handout*

### OVERVIEW 2009-2010

1. Open fire containers are not encouraged but they are legal if they do not encroach on your neighbor and are 15 feet away from flammable liquids
2. Recycle cans contributed over \$300.00 to our account this year. Thanks for recycling.
- 3 John Sears was elected and accepts board position as Member at Large.
4. The board received a letter from an owner asking that no cars or boats be parked on

- empty lots and expressed concerns about rocks tearing up our streets when driven on.
5. Property clean up letters were sent out as a reminder to keep lots free of weeds and hazards. Weeds are unsightly and a fire hazard. There was a positive response on this from the community.
  6. The Bylaws are currently under revision.
  7. Ron Nelson was thanked for taking his time to remove emergency trash bins to the dump.
  8. The Jim Todorovitch Paving Co. received the contract to seal the streets for \$48,000.00. \$12,000.00 less than the \$60,000.00 that was approved at the last annual meeting.
  9. The purchase of a street sweeper was considered for our streets. It was decided that in the end, a sweeper would further damage our roads. Inquires for a county sweeper were unsuccessful due to county budget cuts.
  10. Straw rolls and sand bags are now being used in an attempt to prevent rocks and dirt from rolling off of vacant lots during rains, etc...on to our streets. This is a temporary preventive maintenance plan to reduce damage to our streets.
  11. We had a visit from Buckskin Fire Board to inform us that there is now a full time Fire Department consisting of 2 fireman and 1 Paramedic.
  12. A large propane tank was found dumped in our trash bins. This is very dangerous and it could have caused a serious explosion.
  13. We are in the process of collecting past due dues. Courtesy notices to all past due members were sent. At this time there are \$20,000.00 owed in delinquent dues.
  14. Work Parties were held in November and April. With a good hard working turn out each time. These are important events as it helps to tidy up our community. Everyone enjoyed a fun bar-b-que. after ward. Please consider helping next year.
  15. Thank you Vern Kraus and Ron Nelson, they have agreed to help in our weed abatement effort..
  16. The Underground Project was denied by the Commissioners. John Sears was recognized by members for his dedication and time spent on this project on behalf of our community and on behalf of the majority of members that voted for and supported the project.
  17. Thank you to Nando for contributing 3 Palm Trees to the Association for placement within the community.
  18. The Board donated \$300.00 to the City of Parker for trees for the new water park with the idea of participating in improving the Parker community.

**GUEST SPEAKERS:**

John Sears introduced two guest speakers:

Bob Navigato from Central Arizona Project. Mr. Navigato informed the members of the mechanics of Mark Wilmer Water Pumping Station located near Hillcrest Bay. He spoke about its intricate system and the importance of the turbine system that helps flow water to other states.

Isabelle Garcia from ADOT. Ms. Garcia informed the members of the new highway projects that will be starting next year.

She pointed out the importance of the new turn lane into Mark Wilmer Water Pumping Station and the National Wildlife Reserve Station. This improvement will have no effect on Hillcrest Bay. *See Handouts.*

**OLD BUSINESS:**

Information in the Minutes from 2009 Annual Meeting was read earlier so no further discussion was needed.

**NEW BUSINESS:**

Bylaw Revisions-Discussion regarding the revision of Bylaws was made. Some members were not happy with the process of revising them. Some felt there was a duplicate of efforts made by our attorney costing more money than necessary.

TV Antennae-Discussion regarding whether to remove the outdated and ineffective relay system from the CAP site since most owners now have satellite reception. The new board will be discussing it further.

Beautification Committee Projects-Robyn Stein discussed the projects that had been completed and the new planting projects for areas behind the mail boxes. Palm trees were donated to the Association and will be planted in the near future.

Annual dumpster drop off-Billie Dodson discussed and opened it up to the membership if we needed to have twice a year 2 dumpster drops. The new board will be discussing it further.

Voting Results: Candidates that filled out an application were asked to come up to the front of the membership and give a few words on "why they should be on the board". The candidates are as follows: Melody Clark, Bill Dage, Glenn Ecker, Fred Muzic, Joy Muzic, Robyn Stein, Art Ward, and Marge Ward. Votes were either made by mail through blue secret ballots or live at the meeting with pink secret ballots. All present cast their votes and the results were read: **Robyn Stein 104.75; Joy Muzic 101.75; Fred Muzic 95.75; Bill Dage 91; Melody Clark 72.75; Marge Ward 68.25** Art Ward, 62.75 and Glen Ecker 66. The six (6) members with the majority votes won. There are six (6) positions open on the board. 103 Ballot Sheets were received. 88 Blue-mailed and 15 Pink-live. 28 Members signed in at the meeting. Congratulations to the new board 2010-2011. See Handouts.

**CALL TO PUBLIC:**

None

**50/50 DRAWING & POTLUCK:**

Scott Babcock ran the 50/50 Drawing and the total contributed was \$155. Jane Sears won \$78.00 and \$77.00 was given to the Association. A potluck was provided with members designated to bring food associated by last name initial.

Participation was positive.

**ADJOURNMENT:**

Meeting was adjourned at 12:13 pm.

*Respectfully Submitted by*

*Margaret Hokenson, Acting Secretary*