

MCA BOARD OF GOVERNORS ANNUAL MEETING
July 13, 2024

President Sharon Baur called the meeting to order at 9:04 AM
 Pledge of Allegiance
 Board Members Attending:
 Ron Balsamo - President
 Sharon Baur – Vice-President
 Norreta Caldwell – Treasurer
 Clyde (Butch Haggerty - Secretary
 Larry Reilly – Director
 Don Swartz - Director

Secretary read the Minutes from 5/25/2024. No correction or additions were made so minutes were approved as read.

TREASURER’S REPORT

Meadview Civic Association Report to the Treasurer
 Bank Account Balance for June 2024

<u>ACCOUNT</u>	<u>ENDING BALANCE</u>
General...2217	\$198,408.48
Payroll...2209	\$ 8,197.95
Money Market...5291	\$ 5,151.45
 Total for CK & MM	 \$211,757.88
 CD...0266	 \$104,223.38
 TOTAL	 \$315,981.26
 June 2024	 <u>Income</u> <u>Expenses</u>
	\$7,982.05 \$17,749.07

The office staff is making strong progress in collecting past due assessments in response to 30 day Lien letters that have been sent. As of May 2024 past due dollars are \$240,000 over a period of 8 to 10 years. This is primarily due to deceased owners and living family members not wanting to take ownership. Family members who have taken ownership, pay yearly county taxes & refuse to pay annual property owners association dues, private sales without providing the MCA with closing recorded deeds to transfer ownership, & property purchased on Treasurer’s deeds via the State of Az. The buyer is responsible to do their due diligence. Motion to accept the minutes as read, all in favor, none opposed, motion carried.

ARCHITECTURAL COMMITTEE

4 new Social applications were submitted, 3 approved. 5 Architectural request were submitted and 4 approved. 5 complaints were contacted by letter to correct violation(s). Also submitted to the county for review and 2 request for adoption were approved. The Architectural committee is working with the county to correct unsafe properties. All complaint submitted to the MCA are responded to. Violators that continue to refuse corrections are turned over to the county. Containers in Meadview are for temporary storage up to one year while building. Members want clarification on use of cargo containers. When the CC&R’s were written they didn’t include containers so this needs to be brought to the membership to discuss their feelings and what are we going to do about them.

MEDIAN

Thanks to Michael and Don for the cleanup.

BIRD CLASS

Due to heat we will have to postpone as well as any other classes. The dates will be announced at a later time.

QUESTIONS FROM THE MEMBERS TO THE BOARD

- 1) Families being turned away if they have more than 3 children; the rule is immediate family plus 3 minors & 2 adults.
- 2) Real Estate class to be held on Thursday for agents and staff to clarify confusion of Meadview lots.
- 3) The HUFFER'S are working on the Meadview history project.
- 4) Question regarding the backup generator? Still working on acquiring funds. Current attempts have been unsuccessful. The AARP grant funds are currently not available.

SHERIFF CALLS

Members are reminded that if there is a need to report a crime it needs to be reported by the owner. Neighborhood watch will make all attempts reach out to contact the owner as well.

MR. SMABY

Spoke about the Pierce Ferry Rd & 93 project. The county got together with the tribe and put together a design of that intersection and are trying to get a federal grant of \$17.5 million dollars. that is in appropriation. They feel their going to get that money to move forward. This grant was based on the high fatalities reported. August 20th is the General Plan Amendment is coming up, this is a zoning document that established usage and zoning within the different areas. Meadview, Dolan Springs, & White Hills are all kind of lumped together and the county wants to know how do you want to see your community in the next 10 years? Dolan Springs Double D Market just got their building permits for both a market & deli.

Next Meeting will be October 9, 2024 @ 9:00 AM

Meeting adjourned @ 10:23 AM

Respectfully submitted by: _____

Butch Haggerty - Secretary