Canoa Estates II

Regular HOA Board Meeting
04/07/2025

Meeting called to order by President Pat Edwards at 3:00 pm

Present: Pat Edwards, President; Wes Elder, Vice President; Dick Kilbride, Treasurer; Secretary, Denise Schmidt; Maintenance Chair, Richard Ricksecker.

Motion by Dick Kilbride to approve minutes of January 6, 2025 HOA meeting, seconded by Richard Ricksecker and motion carried

Treasurer Report given by Dick Kilbride- CDs will be maturing in July. We are slightly over budget on Landscaping but haven't used any Maintenance extra funds yet. All HOA dues are paid this year except one and Dick will follow up. The Road Maintenance fund increased by $13, 201.00 and with scheduled yearly additions should be adequate to do the scheduled maintenance targeted for 2030. Motion to approve by Wes Elder/second by Richard Ricksecker. Motion carried.

Old Business

Flagpole Path Options

Discussed paving bids secured by Todd Johnson from Mochomo Paving and Bedoy Builders. General discussion was that both bids were too expensive. Suggestions were as follows:

- Look into Whitetopping paving cost
- Crack seal and coat cost done manually
- See if the County/DOT would cost share
- Abandon the property and deed to the County

Dick suggested we talk to our attorney about the process and feasibility of turning the property over to the County. Todd Johnson will follow up with Mochomo regarding the Whitetopping and Richard Ricksecker will get estimates for crack seal/coat. The Board thanks Todd for all the work he has done getting quotes and working with Pima County.

Firewise

Discussion regarding how much landscaping work will apply to required property upkeep. Allen Prewitt volunteered to review the website and head a committee to investigate requirements and make contact with the Firewise group.

New Business

Clean up of Added Land.

Richard and other residents assisted Jose in the clearing of dead vegetation

and clean up of the additional land. Boundary markers were located and marked by Art Gravely. Richard is trying to get County permission for Jose to have truck and trailer access to the land from the park side for easier clean up and hauling of debris. Allen Prewitt offered that the neighbors of that common area will assist in keeping it cleaned up.

Security Camera Policy

It was agreed that language was needed to control the placement of private security cameras to preserve resident privacy. To that end, a policy requiring an Architectural permit should be adopted. It was decided to consult with the attorney regarding language. Pat will make arrangements to meet with the attorney.

Adding Rock to Curb Areas

Suggestion to add rock to bare dirt area on either Ramita or Zanco. The cost should be similar to when rock was added last year at approximately $4000. Dick said we have $8000 budgeted for a gate that will not be used. Decision was made to do the rock with specific area to be determined later once bids are received.

Garbage Contract

Republic contract ends in October, 2025. New bid parameters to be requested from Republic, Titan, and Waste Management. Denise will follow up with those companies so bids are in before the September Board meeting.

Committee Reports

Maintenance

Richard reported on the newly acquired land cleanup and he will follow up with the Parks Department to get permission to access the land with truck and trailer for easier brush haul out.

Architectural

Peg O'Connor reported by email that two requests were approved and one resale inspection was done.

GVC

There was nothing from GVC reported

Social

Cindy reported that we have $420.00 left in the social fund. The next social is the Farewell Friends on 4/10. Pat reported that GVR rescinded their rule that limited use of the Canoa Hills building so we can resume Thirsty Thursdays if desired.

With no further business Richard made a motion to adjourn the meeting, seconded by Wes. Motion carried. The meeting was adjourned at 4:20 pm.

The next HOA board meeting will be in September...date to be determined.

Respectfully Submitted,

Denise Schmidt, Secretary
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