

Forest Trails Unit One Board Meeting Minutes
June 15, 2024 – 10:00 a.m.
Fire Station: 2061 Lumber Valley Rd, Overgaard, AZ 85933

Board Members In Attendance

Jennifer Way, President
Shelly Moore, Treasurer
Jeff Kerr, Director/Arch Board
Steve Grumkoski, Director

Guests in Attendance

Bruce and Pam Nester

Call to Order and Welcome

The meeting was called to order at 10:00 a.m.

Review & Approval of Minutes from May 18, 2024

Motion was made by Steve Grumkoski and seconded by Shelly Moore to approve the minutes. The minutes were unanimously approved.

New Business

Bid from new company (On The Rocks) for greenbelt cleanup was discussed. Their bids were high so the board decided to go with Mogollon Tree Service for \$4775.00 to weed eat, rake pine needles and haul away – to be done in the fall. Bruce Nester will call Mogollon Tree Service and set up the date. Jennifer will call On The Rocks and let them know we went with someone else. Motion was made by Steve Grumkoski and seconded by Jennifer Way to approve Mogollon Tree Service. It was unanimously approved.

Removal of Debbie Rudd as liaison to the attorney was discussed. It was approved to keep Debbie as the liaison for simple questions as long as replies from the attorney were sent out to all board members and that all board members were included in the communication. No vote needed.

Old Business

Annual Meeting/Picnic – Jennifer checked the picnic boxes and everything we need is there except for forks and name tags. Jennifer will purchase those. Jeff will purchase water and ice. Steve will purchase four \$25 gift certificates for door prizes.

Discussion on the update of mailing vs. email and Drew attending the annual meeting. Even though email is permitted, the board would like the ballots sent out via USPS. Jennifer completed the packet and gave it to Shelly. Shelly will make copies, buy stamps and make labels. Jennifer and Shelly will get together this week to send out ballots. We have received two bio's for the two positions.

Having Drew Schroder attend the annual meeting was discussed. His hourly rate is \$60 – 5 hours driving time and 1-2 hours for the meeting comes to \$420. Steve Grumkoski made a motion to approve no more than \$420 for Drew to attend the meeting and it was seconded by Shelly Moore. Approval was 3 yeas and 1 nay.

Treasurer's Report

Shelly reported that as of April 30, 2024 there was \$18,816.87 in our checking account and \$22,230.18 in reserves. There is \$3,419 in arrears that is due to the HOA. Drew has agreed to send out late notices and people who are 3 years or more delinquent will be notified that if not paid, could result in intent to lien (there are approximately 6 of these accounts). It was also discussed to see if we can put our reserve money into a better earning interest account. Shelly will follow up on this.

Architectural Committee Report

Jeff Kerr had nothing to report.

Open Forum

Bruce Nester offered to spray the greenbelt for mistletoe infestation. However, due to liability the HOA cannot let him do this. He has put information on Facebook and he will also send this info to Steve so he can put it on our website. Bruce will talk about this at the annual meeting and let our members know what they can do themselves to stop the infestation. Bruce will also buy survey tape to mark the trees so people know where they are.

Bruce asked if he could take pictures at the annual meeting to post on the Facebook page. All were in approval.

Adjournment

The meeting was adjourned at 11:14 a.m.

Next Meeting will be the Annual Meeting on July 27, 2024