PENDING

**MINUTES OF THE COP HOA ASSOCIATION**

**2019 ANNUAL MEMBERSHIP MEETING**

**MARCH 2 @ 1:00 PM**

**BEARDSLEY REC CENTER, SAGEBRUSH ROOM, SCW**

**Confirmation of a quorum:** 34 residents presents, 17 absentee ballots

**Meeting called to order:** The meeting was called to order at 1:06 PM.

**Introduction of new HOA members, current board members and guest:**

President Don Rife, Vice-President Jim Snyder, Treasurer Dick Landis, Secretary Rich Hoyt, Director Diane Shapiro, Director Sue Vasconcellos, and Director Ruth Artz. Guest agent Dennis LaChance of Farmer’s Insurance. No new residents were in attendance.

**Guest speaker:** Mr. LaChance spoke to those in attendance about the insurance coverage for the coming year and passed out some informational flyers. He stated that the deductible on claims has gone up from $5,000 to $10,000 for the next fiscal year. Agent LaChance spent about 35 minutes explaining the coverage(s) and answering all questions.

**Approval of the 2018 Annual Membership Meeting Minutes:** Diane Shapiro made the motion, seconded by Dick Landis, to accept the published minutes of the 2018 Annual Spring Membership meeting. The motion carried unanimously.

**President’s Report:** President Rife stated that 2018 had been a good year and the COP finished with a surplus in the budget of $5,081. Those monies will be applied to the inflationary fund for painting of the homes in the next 5 years and the yearly maintenance fund. The premiums for the COP association insurance will go

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up $4,000 for 2019. Multiple storms and claims were the cause of increased insurance costs.

**Treasurer’s Report:** The final budget report and balance sheets were included in the packets presented to the residents by president Rife. Dick Landis made the motion, seconded by Diane Shapiro, to accept the published financial report. The motion carried unanimously.

**COMMITTEE REPORTS:**

* **GROUNDS**
	+ A written report was submitted by chairman Jim Snyder
	+ Members of the grounds committee in 2018 were Snyder, Jim Kossman, Tom Smith, Jan Nelson, and Rich Hoyt
	+ Items for which the grounds committee were responsible:
		- Tree trimming
		- Citrus tree gleaning
		- Bids for gardening vendors
		- Bush trimming
		- Signs for pet control
		- Voluntary minor repairs to the sprinkler system
		- Plotting the sprinkler valves and zones (Kossman-Smith) for easier repair and water conservation
		- An ad hoc committee will be created to work with the current landscapers for improvement in the Fall of 2019 to the lawn(s)
* **ARCHITECTURAL**
	+ Sue Vasconcellos (chair) and Ron Steel reported that there were no major requests for architectural changes during 2018

**Ratify the 2019 Annual Budget:** The submitted budget for the fiscal year 2019 was printed and delivered to all residents. Dick Landis made the motion, seconded by Diane Shapiro, to accept the published budget for 2019. The motion carried unanimously.

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**Elections of Directors (Board Members):** President Rife, Vice-President Snyder, and Treasurer Dick Landis withdrew from board participation for the 2019 year. Dave Roeker, Rita Johnson, and Ken Davis ran unopposed for the 3 vacant positions and were elected unanimously. Rich Hoyt was inadvertently left off the ballot as the returning secretary, so a vote of the residents in attendance for Mr. Hoyt to remain on the board was held by a show of hands. The vote was unanimous. Sue Vasconcellos made the motion, seconded by Dick Landis, to accept the results of the election and welcome the new directors, Roeker, Johnson, and Davis to the 2019 COP board. The motion carried unanimously.

**Member questions and comments:**

* Rich Hoyt made some comments on the new web site and tried to clear up the questions about logging in (no need to log in) and how to find certain items on the site. Go to copcondo.org to see what’s going on.
* President Rife shared that APS had agreed to pay COP $778.00 in damages caused by their trucks to our sprinkler system.
* The sprinkler system is 36 years old and many of the zone valves are beginning to fail. It is estimated that up to $35,000 in replacement costs to these valves is a probability over the next few years.
* Jim Snyder made some very positive comments and a loud ovation was given in behalf of President Rife for his 5 years of service to the COP.
* Linda Roberts made a second request to get the utility companies to repair electric boxes behind her property that have the working components exposed and pose a potential danger.
* Other positive comments from Dick Landis (primarily thanking Jim Kossman for all his effort to get a handle on our sprinkler system and help us with maintenance costs for the future).

**Motion to adjourn:** New board director Rita Johnson made the motion to adjourn, and was seconded by Sue Vasconcellos. The motion carried unanimously. The meeting adjourned at 2:40 PM.

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Cake and coffee were enjoyed at the conclusion of the meeting.

Respectfully submitted,

Rich Hoyt

COP Secretary