

Sonoma Ranch South Homeowners Association

Board Minutes

February 6, 2023

In attendance: Donnell Bell, Glen Benefield, Cathy Short, Robert Talbot, Adolf Zubia

Roll Call: The Sonoma Ranch South HOA board met at Sunset Grill. President Adolf Zubia brought the meeting to order. Roll call was taken and a quorum established.

Welcome New Board Member: Sonoma Ranch South resident Robert Talbot is a new member of the board. Adolf took a moment to introduce Robert to the SRSSOA board. Mr. Talbot has agreed to serve on the homeowners' association board for a one-year period.

Secretary Minutes: The president asked for review and vote of the secretary's minutes of December 6, 2022. With no corrections or comments to the minutes, Adolf called for a vote. Donnell Bell made a motion to accept the December 6, 2022 minutes, Cathy Short seconded. With no nays or abstentions, the motion passed.

Website Presentation: Adolf Zubia introduced Jaiden Navarrete of Spyder Web/Designs. The board is looking to revamp the current website to make it more user friendly, as well as a place potential and existing residents can easily find information on the covenants, bylaws, maps, minutes, contact information, and more. Mr. Navarrete showed the board a nonprofit design his company had created (Habitat for Humanity). Members were impressed with the simplicity and ease information can be found on this site.

The board believes that having a local web designer who will provide a fresh look and a more simplistic design will benefit Sonoma Ranch South residents. After some discussion, the board requested a proposal from Spyder Web Designs for the redesign and maintenance of the website.

Vice President's Report: Glen Benefield said that he approved \$274 payment to Xtreme Landscaping to repair a nonfunctioning sprinkler, and a couple of leaks at the Golf Club mailbox area. Also, regarding the Sonora Springs/Sedona Hills interchange, the sprinkler work and hoses that needed to be replaced are done.

The resident at 1955 Sedona Hills has trimmed his trees per the board's request.

Treasurer Report: Cathy Short said that Charlene Leon of Ebbs Roberts Head & Daw submitted bills for board approval. The board approved and monthly bills were reviewed and approved for payment.

Secretary Report: No report

Old Business:

Trash and Recycling bins: Discussion whether the reminder letter to residents regarding trash and recycling bins had any effect. Some cooperation has been noted, however, many properties are rentals and the occupants may not have seen the letter. Glen Benefield suggested we create a flyer to be attached to trash cans.

Action item: Donnell Bell to create a flyer.

New Business:

Mailbox Security and Crosswalk on Golf Club Road. There was a report that the large mailbox receptacles at the Golf Club mail collection area had been broken into. The board has discussed cameras and other security measures, however, the break in was never seen or corroborated. Unless there are further reports on this issue, the Golf Club mailbox security discussion is tabled.

BMAL Robert Talbot expressed a concern about speeding traffic down Golf Club and the safety of residents crossing to get to the mailboxes. Adolf Zubia agreed to call the City.

Update: Adolf called the City which reported that a traffic study had been done in the past and will have to do another one. The traffic engineer also told Adolf that if residents are not using the intersection crosswalk, they are jaywalking.

1955 Palm Canyon Drive: Adolf reported this property is a care facility funded by the City.

1220 Percha Creek: Adolf has been in touch with the occupants who are doing their best to comply with the parking conditions.

Next Meeting: The board agreed to meet again in three months unless other issues arise and it's necessary to meet earlier.

Glen Benefield made a motion to adjourn. Cathy Short seconded. The meeting was adjourned.

Respectfully submitted,

Donnell Bell
SRSSOA Secretary
<https://www.SRSSOA.com>