

**MINUTES OF THE
Meadows on Rio Grande Homeowners Association
Annual General Membership Meeting
Meeting Held Virtual Via ZOOM
April 18, 2021 at 2:00 PM**

- I. Call to order. Meeting was Called to Order by Pres Romero at 2:00 pm

- II. Roll Call
 - a. 15 members of the Meadows Community attended the ZOOM meeting on-line, representing 13 households.
 - b. 7 of the 9 Board members were present.
 - c. 9 signed Proxies were also received representing a total of 22 residences, thereby a Quorum was achieved and the Annual Meeting could proceed. Note: A minimum of 17 households must be represented to achieve a Quorum. The 9 signed Proxies are in the possession of VP and acting Secretary Stann Sandoval.

- III. Review and Approval of last year's general membership meeting minutes (April 19, 2020 Annual General Membership Meeting Minutes).
 - a. The Minutes are posted to the MRGHOA Website for review.
 - b. Sarah Bednarz moved to accept the Minutes from last years meeting. The motion was seconded by Stann Sandoval. The Minutes were approved.

- IV. Reports from MRGHOA Board and/or Committee Chairs
 - a. Newsletter Report - Sarah Bednarz, Newsletter and Website Chair, reported that the Newsletter continues to be well received and is a great vehicle for communicating news about our neighborhood.
 - b. Stann Sandoval, Vice President and member of the Newsletter Committee reported on recent improvements made to the Website.
 - c. Architectural Review Committee Update. Committee member (and former president) Rick McKelvey reported on recent activity including Requests for Design Approval (RDAs) that were approved during the year. The RDA form was recently revised making it a "fillable" PDF document that be completed and submitted on-line directly from the MRGHOA Website. This should make the entire

process easier and help ensure compliance. Request For Design Approval (RDA) form revised

- d. Landscape and Maintenance Committee Update (Renzo Del Frate, Committee Chair and Elizabeth DeWitt, Committee Vice-Chair)
 - i. Renzo and Elizabeth reporting together identified the need to repair our common area walls every 5 - 6 years. Elizabeth has been working closely with the company selected to repair the wall along Don Fernando between Rio Grande and Via Cadiz and reported on their completion of this phase of wall repairs. It's beautiful.
 - ii. Falling branches from our larger trees, mostly cottonwoods, continue to require attention and represent an expected but unpredictable cost.
 - iii. The DONAR tree program has been successful with 5 or 6 new contributors donating trees to our beautiful landscaping. Our landscaping needs have changed as our trees and shrubs have matured needing more care. That includes more time spent on our common areas by the landscaping company, as well as needing the advice and time of other professionals which will also mean additional costs.
 - iv. Renzo reminded (informed) the members present that the north side of Los Anayas is part of our common area and is need of attention. He reviewed plans for re-leveling and graveling and the intention to accomplish some of that work with volunteers from the neighborhood.
 - v. He also plans to organize a neighborhood volunteer effort to clean up the Bosque area adjacent to our neighborhood.
 - vi. A four to five year plan has been developed to address the ongoing and changing needs of our landscaping maintenance.
 - vii. A concern about a tree behind the home of the Ruddy's was voiced and will be attended to by the committee.

V. Treasurer's Report by Treasurer Gerry Barr

- a. Treasurer's Report for FY '21 (May 1, 2020 through most current date), Posted on MRGHOA Website
- b. Gerry reviewed the finances of our past fiscal year (FY '21), including Financial statements (income, expenditures and bank balance) and Balance Sheet. He reviewed Actual vs Budgeted costs, which were very close.

- c. He presented the Proposed Budget for Fiscal Year 2022. The Proposed Budget which was previously approved but the Board must be presented to the General Membership for ratification. Sarah Bednarz moved to accept the Budget. The Motion was seconded by Rick McKelvey. The membership voted and the Budget was ratified.

VI. Election of Board of Directors.

- a. All current members, except Mary Lou Dobbs who fulfilled her term, agreed to remain on the Board and to retain their current positions as officers, committee chairs and committee members.
- b. Dick Ruddy volunteered and so was nominated to serve on the Board. He was elected unanimously. Dick has previously served on the Board, including the Original Board. He is a past president and has served previous Boards for a total of 10 or 12 years. Thank you Dick and welcome back

VII. Other business

- a. No other business was addressed

VIII. Adjournment

- a. Meeting was adjourned at 3:22

Stann Sandoval
Acting Secretary