



Viewpoint ROVA

Mesa, AZ

Viewpointrova.com

ROVA Annual General Meeting Minutes
Tuesday January 28, 2020, 7:00 PM
Location: Viewpoint Ballroom

1. Welcome

George Guthro, ROVA President, called the meeting to order at 7:00 p.m. and welcomed the 450 members in attendance. ROVA Board members were introduced. Departing Board members including: Terry Mason, Jim Smyth, Judy Brown, and Alexis Camponi were thanked for their contributions to the ROVA Board. Street Captains were asked to stand to be acknowledged for the work they do on behalf of ROVA.

2. Approval of 2019 AGM Minutes

Alexis Camponi read highlights from the 2019 AGM minutes which had been distributed to members previously. Motion to approve the minutes: #2144. Secunder: #302. Carried.

3. President's Report:

George Guthro presented the President's Report. This has been a year of change for ROVA. We listened to our members and changed the format for the Annual General Meeting. Should ROVA need legal help or need to go to court, our reserve funds are not sufficient to pay the expected legal fees. By not offering a meal at the AGM, we will be able to increase our reserve funds to a point that will allow us to retain legal representation - if needed.

Our relationship with Viewpoint management is cordial and as professional as we can make it. We continue to have open communication with management to resolve issues facing our members. We share the same goal of making Viewpoint a great place to live. With that goal, we make progress.

Some of our accomplishments in the past year include:

- Management made the decision to not allow children in the adult pools based on input from ROVA. Children, under 18, will use the "family pool".
- ROVA worked with management to allow cell phone numbers to be used for emergency notifications.
- ROVA put in work requests to address lighting issues. With a few exceptions, the lights are now on. We are continuing to communicate with management to get the remaining lights lit.
- At ROVA's request, Management is looking into getting larger waste bins for residents through the City of Mesa.
- We discussed with management the need to deal with rundown and abandoned park models. Management is now in the administrative process to get one removed that has been a problem for its neighbors.
- ROVA put in work requests for repair of washing machines at Northpoint, painting the water fountain on Main Street, and fixing the ignitors on the firepits at the Phase 3 pool area.

- We instituted a newsletter last spring to keep members informed of what ROVA is doing and what is happening at Viewpoint. We will also be adding the newsletter and other key information to the ROVA website. (viewpointrova.com)
- ROVA Street Captains have started distributing refrigerator magnets to members. The magnets are designed to display emergency phone numbers and be a reminder of what to do in an emergency.
- ROVA has arranged for AAMHO (Arizona Association of Manufactured Homeowners) to give a seminar on *The Landlord Tenant Act* on February 5th at 9AM in the Kokopelli Room.
- Maintenance is another issue we keep at the forefront of our priorities. Management has replaced the rusted sections of fencing along University, Hawes and Quarterline roads. Management also has plans to fix the stucco on the wall facing University and to repaint it.
- Street lights are gradually being replaced with LED lights to improve the light levels.
- Speeding, whether it is a golf cart, car or truck continues to be a big safety issue. The speed limit in Viewpoint is 15MPH no matter what vehicle you are driving. This is a safety issue for everyone. As with the dog issues, if you aren't part of the solution, you're part of the problem.
- Dog issues are always on the list even though there is a dog committee taking the lead with management. There are only 250 dogs registered in Viewpoint. If dog owners want improved facilities for their dogs, they need to make sure the dogs are registered.

Thank you for your membership and continuing support of ROVA. Remember - ROVA is a voluntary organization and there are people who donate many hours to make it a successful organization. I want to especially thank the Street Captains and Board Members, who make ROVA work for you - it's members.

4. Treasurer's Report:

Rick Siebel presented the Treasurer's Report as of January 15, 2020.

Closing balance December 31, 2018	\$10,331.92
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Income

207 – 2019 memberships prior to Dec 31-18	
1671 membership dues @\$5.00 EACH (2019)	\$8,355.00
361 membership dues @\$5.00 EACH (2020)	<u>\$1,805.00</u>
Total Income	\$10,160.00

Expenses

Office supplies	(\$369.70)
Rovarama	(\$6,502.63)
AAMHO dues	<u>(\$90.00)</u>
Total Expenses	(\$6,962.33)

<u>Closing Balance:</u>	\$13,529.59
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BB \$13,399.59 + Ft\$130=\$13,529.59

Motion to approve the Treasurer's report: #4326, Secunder: #947. Carried.

5. Street Captains and Membership:

Sam Blahun provided the Street Captains and Membership report. Highlights of the report: We finished the 2019 year with 1,878 members. For the current year, 2020, we have 1,630 members registered, out of these, 250 are new members. Our Street Captains are doing an amazing job. Of the 77 streets in Viewpoint, 60 are covered by Street Captains. We need 18

Street Captains for the following streets: 700 East, 1400 West, 1400 East, 1600 West, 1600 East, 1900 West, 2400, 3100, 3200, 3300, 3400, 4000, 4100 South, 4600, 5000, 5200, 5300, and Hawes Road South. Motion to accept the report: #250, Second: 3603. Carried.

6. AAMHO Update:

Lucy Pickering, AAMHO Park Model Director, delivered the AAMHO report. Arizona Association for Manufactured Homes, Park Models and RV's (AAMHO) is a non-profit, volunteer organization, representing people who live in manufactured homes, park models and RV's throughout the State of Arizona since 1987. The primary purpose of AAMHO is to educate, propose bills and oppose potentially harmful bills, that could affect the lifestyle of the residents who live in mobile home parks. They do this through having State Legislation passed.

Every month AAMHO facilitates workshops on *The Landlord Tenant Act*, Fair Housing Practices, and Park Manager Training. AAMHO also produces a monthly newsletter that has valuable information on topics like buying or selling your unit, *The Landlord Tenant Act*, insurance issues and coverage.

Last year AAMHO was successful in influencing changes to the legislation around eviction notice. The law now requires 30 days notice to evict. Prior to this change, if you did not pay your rent, you could be evicted immediately. AAMHO negotiated a longer notice period. There is always new legislation as well as concerns to be addressed. For example, AAMHO is presently working with Maricopa County on a better system for mobile homeowners that are delinquent in their taxes, to pay those taxes rather than have the units end up in a Sheriff sale.

AAMHO is also working to address concerns around low income seniors. Arizona has seen an increase in the number of seniors dying due to extreme heat. Many seniors in Arizona are on a fixed income and some find themselves unable to pay for electricity and therefore without air conditioning. AAMHO has partnered with the Knowledge Exchange for Reliance program to provide assistance. Seniors who find themselves in a situation where they cannot afford to pay for electricity can apply for assistance. This program could be available to qualified seniors at Viewpoint.

AAMHO has reduced the 2020 membership fee to thirty-five (\$35.00) per year or sixty (\$60.00 for two years). Motion to accept the AAMHO report: #3503, Second: #2754. Carried.

7. Board Nominations:

Alexis Camponi lead the Board nomination process. Seven Board members were elected by the general membership. There were two nominations from the floor. Kate Kelly was nominated by #3603. Dennis Peterson was nominated by #3601. A motion to accept the nominations to the Board: #1402, Second: #2145. Carried.

8. Q & A:

Alexis Camponi and Wendy Francis presented the questions raised by residents and answers provided by Viewpoint management. Attached. There were a few questions that we were not able to get to this evening. These questions will be raised in the next meeting with Viewpoint Management and shared in the next newsletter. Motion to accept the Q&A report: #2521, Second: #1547. Carried.

9. Adjournment:

George Guthro asked for a motion to adjourn the AGM at 8:00 pm: #1904, Seconder: #1547.
Carried.