
Desert Crossing Homeowners' Association
Board Meeting Minutes
Wednesday, June 28, 2023 at 6:30 PM
Zoom Virtual Meeting

Present:

Board:		Staff:	
X	Phil Weber , President	X	Sue Logan , Managing Associate
	, Vice President		
X	Laura Hodgson , Treasurer/Secretary		Independent Contractor
X	Donna Groth , Member	X	Joan Groom , Meeting Minutes
X	Denise Morrow , Member		

Owners:	
Hefsy Gonzalez (HGGJ), Lot 51	

I. Call to Order

A quorum was established and the meeting was called to order by President Phil Weber at 6:30 p.m.

II. Review of May 31, 2023 Meeting Minutes

A motion was made and seconded (Groth/Hodgson) to approve May 31, 2023 meeting minutes as present. Motion passed.

III. Board of Director Reports

President's Report – Phil Weber

- Phil reported the weeds have died down and overall the neighborhood is looking decent. Things are going well.

Treasurer's Report – Laura Hodgson

May 2023 Financials

Financials ending 5/31/2023

Operating Account	\$ 14,558.39
Reserve Account	\$ 12,377.23
CD – Alliance Bank (4/6/24)	\$ 30,387.61
CD – Alliance Bank (8/28/23)	\$ 15,280.94
Total Assets	\$ 72,604.17

Income for May	\$ 869.96
Income over budget as follows:	
Dues Income	\$ 731.17
Interest	\$.33
Transfer Fees	\$ 0
Late Fee Dues & Interest	\$ 8.29
NSF Fee Income	\$ 0

Desert Crossings Homeowners' Association Board Meeting Minutes

Wednesday, June 28, 2023

Page 2 of 4

Total Income under budget:

Legal Recovery \$ 41.67

Fines \$ 51.17

Income YTD is over budget by \$309.59

Total Expenses \$6,362.42

Administrative \$1,963.42

Maintenance \$4,385.00

Utilities \$ 34.00

Expenses

Administration – over budget by \$75.09 for month. Legal fees for advice from attorney.

Over budget by \$196.80 YTD.

Maintenance – over budget for month by \$3,115 and over budget \$2,725 YTD.

Utilities – under budget by \$3.08 for month and under budget by \$10.86 YTD.

Total Expenses – over budget by \$3,187.01 for month and under by \$2,910.94 YTD.

Capital Expenses – None; you received \$130.85 in interest.

Reserve Contributions – none at this time.

IV. Management Update – Sue Logan

In Escrow

Escrow Date: 5/17/2023-6/20/2023

Unit Address	Lot #	Process Date	Escrow Date
8778 S Desert Valley Way	73	6/8/223	6/2/2023
8750 S Desert Valley Way	21	6/20/2023	6/9/2023

Violations:

47 – new

13 – hearing notices

3 – landscape letters

6 – attorney letters

Sue reported today's inspections revealed cars parked on the sidewalks and a new camper.

Noted Items:

There is a home of Desert Mesa that the paint keeps bleeding off the trim onto the body of the house. I have asked Sherwin Williams Rep to look at it on Friday when we will be in the area. Hopefully, we can figure out what is it causing it to do that and help the homeowner. She has been re-painting the area every time it rains. Sue reported Sherwin Williams Rep did not know what the problem is. Sue is working with homeowner to resolve issue, so owner will not be written up.

Do you want me to have the inspectors go easy on the bean pods this year? Phil responded no, they need to be picked up once the bean pods have fallen.

A couple of residents said they have not been getting mail from PPI. Laura reported there have been a few issues with the new mail person.

Pinehurst is switching management programs. The new program should be in place September 1 of this year. It will allow easier payments by homeowners and they will be able to see everything about their account in one place. With the current program it is necessary to log into Caliber portal and then log into Alliance Bank portal in order to make a payment. The new program, which is called Cinc, is a one place for everything program, takes credit and debit cards, and promises to be 100% better than the current system. Sue will keep HOA up to date on the progress.

V. Architectural Requests

Lot 113 – Alabaso – New Roof – Approved

Yard decoration submittals

8734 S Desert Valley Way – Sue indicated photo is what yard currently looks like.

Homeowner needs to get rid of tree stump, empty pots, dead cactus, all dead cactus skeletons and everything in that corner. The blinds in window are also askew. Once yard has been cleaned up, owners can submit updated photo for approval. Sue will inform homeowner of Board's response.

VI. Old Business

- Garage doors being left open for extended periods of time.
 - Sue is still getting complaints although she has contacted people to eliminate the issue. She has issued violations and is open to ideas.

VII. New Business

- Barking dogs
 - Phil has been hearing a lot of dogs in the distance barking and barking day and night. He would like an email reminder sent to be courteous and not allow your dogs to be barking a lot. And also to remind people to clean up after their dogs.
- Fall Picnic
 - Donna suggested shaved ice/snow cones for the picnic, which everyone liked. Phil suggested hiring a vendor.

VIII. Call to the Audience

Hefsy continues to pull out her weeds, but her neighbors don't. Sue responded she can't talk about neighbors' situation but they probably have also received violation letters and may be farther along in the process. Hefsy can call Sue if she feels her violation letters are unwarranted. Hefsy also reported a dead tree and a counter visible in a driveway.

Phil expressed appreciation for Hefsy attending the meeting and expressing her concerns. He explained the process regarding violations.

IX. Adjournment

There being no further items of business, the meeting was adjourned at 7:23 P.M.