

**TUCSON MOUNTAIN SANCTUARY**  
Regular Board Meeting Minutes  
September 18, 2007

- A. Meeting called to order at 6:01pm by Brad Yant
  - a. Board members present
    - i. Brad Yant, Ken White, Shirley Shumway, Laura-Jane Estrella, and John Maple
  - b. Osselaer Management representative: Matt Osselaer
  - c. Roll Call:
    - 1. Lois Gorto (366)
    - 2. Lois Chastain (175)
    - 3. Mary Ann and Mike Merriss (223)
    - 4. Darin Kelly (342)
    - 5. Diane White (177)
    - 6. Judson Adams (451)
    - 7. Christine Klein (054)
    - 8. Robin Smith (371)
    - 9. Cyd Porter (33)
    - 10. Carl Shumway (193)
    - 11. Jan Kelly (308)
    - 12. Gus Estrella (49)
    - 13. Pablo Policroniades (37)
    - 14. Kathy Talcott (362)
    - 15. Don and Beth Wadley (394)
    - 16. Kyle Sweet (30)
    - 17. Bill Senne (379)
    - 18. Adalberto Bernal (413)
    - 19. Henry Montano (121)
    - 20. Virginia Cuevas (562)
    - 21. Cynthia Dobson (573)
    - 22. Robert Graw (19)
    - 23. Joe Albers (304)
    - 24. Jeanne Hall (302)
    - 25. Cuyler, Maggie, Wyatt Diggs (303)
- B. Quorum was present to conduct an official meeting.
- C. August minutes approved (motion by Shirley, 2<sup>nd</sup> Brad)
- D. Treasurer's report approved
  - a. Association budget was discussed.
  - b. Delinquencies were reviewed
  - c. Board would like to know the rate and term of the new CD that Osselaer opened for the association

#### E. Management Report

- a. Contingency follow-up form is available on the website and will be sent with ARC letters.
- b. Multiple areas where debris/trash was removed were reported. They include the common areas at the end of Sun Splash, Desert Lantern near Bopp, and Western Way near Bopp.
- c. The community map has been enlarged and laminated. It now just needs to be properly mounted in order to display it at meetings.
- d. Three estimates were obtained for the erosion work on Western Way. The work was awarded to Rick's Yard Works for the entire area in the amount of \$720.

#### F. Old Business

- a. Rick's Yard Works was awarded contract to repair the entire area for \$720. Motion made by John (2<sup>nd</sup> Brad).
- b. Representatives from county department of transportation were not at the meeting.
- c. Kiki Navarro from Sharon Bronson's office did not attend the meeting either.

#### G. Committees

- a. Common Area
  1. Committee will begin meeting on a quarterly basis.
  2. September meeting mostly involved reorganizing since the committee didn't meet in August.
  3. Committee has also welcomed Lois Gorto as a new member.
- b. ARC
  1. Judson discussed the amount of requests for September (3 total).
  2. Judson reported that he received a call about a swing set that was denied by the committee. However, he told the owner the swing set is now a board issue.
- c. NAC
  1. Environmental report has been obtained. It was received on Sept. 13, and comments are due in writing on Sept. 19.
  2. The report pertains to the Ajo/Kinney improvements and not the Wal-Mart.
  3. Army Core of Engineers has not signed documentation needed by the builders because there are problems with 2 washes.
  4. Sound study is out but is not accurate because the snowbirds in the area are long gone. Report says there is no need for a noise wall where Sarasota will go through because there isn't a big enough increase in sound.
  5. Nov. 16<sup>th</sup> is the tentative date for the utilities to be moved. County will also not authorize any cuts in the new road and the life expectancy of the road is 20 years.

6. Committee can submit requests in writing from people within the community. Concerns can also be directed to Angela at 520-792-0737 (community relations firm)
  7. Shrubbery that will be removed for the road expansion will not be replaced.
  8. Center turn lane will not be all along Kinney but needs to be. People need to contact Sharon Bronson's office so she can get funding to continue turn lane all the way.
  9. South 40 corner was purchased by the county with plans to first remove some buildings including the gas station and eventually restore the area to natural desert.
- d. CGD committee
1. Committee exists but will take a back seat until the NAC is dissolved. Right now, the committee consists of Laura-Jane and Christine only.
  2. CGD concerns will be discussed during the NAC portion of meetings for the time being.
  3. Tucson Estates currently has a committee similar to the CGD and has agreed to email updates to Laura-Jane/Christine for the time being.

#### H. New Business

- a. Representatives from County Sheriff's Department:
1. Reported that their office will probably be moving soon to an area closer to TMS. This will more than likely shrink the area they are required to patrol and subsequently increase patrols in and around TMS.
  2. Handed out a resource guide as well as a stat sheet detailing the crime history for this year.
  3. Floor opened for HO questions:
    - a. Q: Will the new Wal-Mart cause issues? Lt. Belin said it will probably cause an spike in calls and the crime rate will probably rise.
    - b. Q: What can be done about the frequent accidents on Western Way? Sheriff will talk to DOT about getting a 3-way stop on W.W. and Echo Crossing.
    - c. Q: Could there be more patrol around the bar area near W. W. and Kinney? Sheriff's dept. does as much as they can. They said they will try to increase enforcement on back roads around the bar.
    - d. Q: Can license numbers or drivers be written down and reported? Lt. said you can report it and they will attempt to locate the vehicle as well as a home address. If a unit is in the area they will try to locate the vehicle and give citations when applicable.

- e. Q: Is it against the law to park opposite the flow of traffic? Lt. said it is a traffic violation on roadways but parking on sidewalks is an association problem.
  - f. Q: Can Ajo road be patrolled more heavily to keep the danger down? Lt. said their dept. only has 2-3 motorcycle officers and there just isn't enough man power to patrol every area all the time.
  - g. Q: When the community has special events such as garage sales can someone put in a request to have extra patrols? Lt. said they can try to get out and patrol the area more but they won't control traffic.
  - h. Q: Is there an ordinance for barking dogs? You can call the Sheriff but it should really be reported to animal control.
  - i. Q: Can a portable radar system be put on W.W.? Lt. said he would put a request in.
  - j. Q: What can be done about ATV's? Lt. said that it's extremely hard to catch them. Sheriff's dept. is liable if they chase the person and they crash. Dept. is working on getting a county ordinance against ATV's with Sharon Bronson's office.
4. Lt. Belin gave his office number out to contact him directly: 520-531-4907. This number has been called by several people and is incorrect.
- b. Safety committee proposal
    - 1. Committee would create a support group within TMS to coordinate an info. process to insure HO can obtain safety and prevention info.
    - 2. Would like to interact with gov't. agencies on local road/traffic issues.
    - 3. Motion was made by Brad (2<sup>nd</sup> Shirley) to condense info. and put in the next newsletter. This will allow board to judge the community interest and then revisit the proposed committee.
  - c. 2008 Budget
    - 1. Brad reported that he is working on getting a quote for a new street sweeping company.

- I. Meeting adjourned at 7:35pm
  - a. Motion by Brad (2<sup>nd</sup> John)