

**Rancho Sahuarita Village Program Association, Inc**  
**You Talk, We Listen**

Location-Activities field-Rancho Sahuarita Club House  
May 18, 2021 at 6:00pm

**Meeting Minutes**

- I. Meeting began at 6:17pm in the activities field of the Rancho Sahuarita Club House Michelle welcomed all residents and introduced the staff present.  
Michelle Moreno- RSVP Community Director  
Kelly Kyper- RSVP Clubhouse Manager  
Venessa McAdams – Lifestyle Director  
Sigourney Torres- Resident Relations Manger  
Gilbert Contreras- RSVP Facilities Management Director  
John Cousins-Associa Arizona
  
- II. HOA updates
  - A. Gilbert Contreras gave an update on recent project completions of resurfacing parking lots, tennis and pickleball courts and the basketball courts. Gilbert also addressed the parks grass conditions and stated status of grass is transitioning and should be green and lush soon with the upcoming fertilizer treatments.
  - B. Sigourney Sanchez spoke about her duties and responsibilities and signing up for email event broadcast to alert homeowners about upcoming events.
  - C. Kelly Kyper introduced herself and was excited to be here. Kelly spoke about lifting restrictions for club house usage and mask is optional and on the honor system but will still have staff in place to clean and disinfect equipment.
  - D. Venessa McAdams thanked everyone for their patience and more events are returning as quickly as possible. Coffee breaks will be off for the summer as normal and soon return in person this fall. Very successful events even in Covid times with Father/Daughter dance, Mother/Son events and updated attendees about Sahuaro Club events with painting events, movie nights under the star.
  - E. John Cousins spoke about the high number of ARCs for 2020, 66 pools in 2020 verses 11 in 2019, new procedure for homeowners of uploading ARC's in the TownSQ app themselves to expedite the process.
  - F. Bob Webster – Mr. Webster spoke about with all new development, the attention to the older part of Rancho's core will not be overlooked. Mr. Webster spoke of a recent experience in California and a community much larger that Rancho Sahuarita had limited trash collections and much less noise from trucks, wear and tear on streets and can stored off streets. Mr. Webster spoke that he will not be running for an additional Board Member term in 2022 and interest people should experience the covenants committee to get some experience of governance. Mr. Webster also spoke about AAA improvements needed and a possible new dog park being considered on the northside of the community and new amenities will be south of Sahuarita Road.

### III. Call to the Audience

- 1) Resident inquired about government assistance payment to community? Ms. Moreno addresses that HOA did not apply for assistance and no money was received.
- 2) Resident asked if HOA received money from Paycheck protections Program? Ms. Moreno stated HOA did not apply or receive any government assistance.
- 3) Resident inquired why main pool was out of service for more than 2 years. Ms. Moreno explained the process of the careful reconstruction to prevent any future potential issues
- 4) 4 Part Question asked- Grass in parks look terrible, north residents need an additional dig park-disappointed of the redesign of the main pool and that the pool shelves for people to sit in were eliminated on the one side-with increase in residents a 2<sup>nd</sup> resident board member should be added. Ms. Moreno responded to each item, grass transitioning, pool redesign suggestions were solicited by management in focus study in 2019, will look into the 2<sup>nd</sup> board member but it is dedicated by the CC&R's based on build out.
- 5) Resident complemented Michelle and staff, was extremely difficult to operate in COVID times, kids time is scheduled to reopen June 1, 2021 and all other closed amenities should be opened soon.
- 6) Resident stated AAA's performance has been up and down for last 6 years, Ms. Moreno explained that our landscaping and all major contracts are bid out every 2 years and it's a fair and balance process of vendor selections.
- 7) Homeowner stated BOD should have a more outreach program and better communications with the residents. Mr Webster addressed the Board meets quarterly to discuss all community business. Sigourney addressed signing up for all email updates, the app and Activenet. She stated she will be available after meeting with business cards to help people sign up.
- 8) Resident asked about replacement of dead trees and bushes and return the sparkle to the community. Resident spoke of broken swing at Entrada Bonita park, Gilbert will look into it. Resident inquired about new amenities. Ms. Moreno said there was homeowners survey in 2019 with a focus study and feedback by Survey Monkey, in regards to what they would like to see in a new amenity. The new amenity is being designed now and it will be located south of Sahuarita Road.
- 9) Resident asked about new gym equipment geared for older resident and full-service restaurants in area. Ms. Moreno said some new equipment is being considered and unfortunately, the full-service restaurants use population demographics and this area is not considered for full service restaurants.
- 10) Resident inquired about water park to be open passed Labor Day. Ms. Moreno replied that the Splash Pad at Rio is opened until October 1, 2021 but the water park's need for lifeguards makes it difficult to keep that open past Labor Day. Resident inquired about dress wear in gym, Ms. Moreno

addressed dress code was instituted based on residents feedback and input back in 2010.

Staff remained after meeting to answer additional questions.

#### **IV. Adjournment**