

HILLCREST IX
 HOA Organizational Meeting of the Board of Directors
 January 20, 2024

Board Members:

President – Robert Hunter	P	Secretary – Andrew Gauer	P	Director – Darla Williford	A
Vice President – Krista Rabe	P	Treasurer – Ryan Hildreth	P		

A – Absent, P – Present

Additional Present: HOA Members: None

Meeting Location: Fountain of Life Church – 1055 E Hearn Rd, Phoenix, AZ 85022

Topic/Issue	Discussion	Action
Call to Order	<ul style="list-style-type: none"> • Meeting was called to order on 1/21/2023 at 11:58 am. 	<ul style="list-style-type: none"> • Ryan called the meeting to order.
Welcome/Intro/Overview	<ul style="list-style-type: none"> • Ryan discussed the Board information packets that include the CC&Rs, Bylaws, Federal Fair Housing Act and Planned Community Act. 	<ul style="list-style-type: none"> •
Election of Officers & Directors	<ul style="list-style-type: none"> • Discussion of roles and responsibilities. 	<p>New Board Members/Positions:</p> <ul style="list-style-type: none"> • President – Robert Hunter • Vice President – Krista Rabe • Secretary – Andrew Gauer • Treasurer – Ryan Hildreth • Director – Darla Williford <p>Exiting Board Members:</p> <ul style="list-style-type: none"> • Past Vice President – Jinglin “Linda” Liu • Past Director – Peter Krzykos <p>Signatory Changes for Bank Accounts:</p> <ul style="list-style-type: none"> • Remove – Jinglin “Linda” Liu • Remove – Andrew Gauer • Add – Robert Hunter • Add – Krista Rabe

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Assignment of duties	<ul style="list-style-type: none"> • Member Calls/Call Backs (to be made within 48 hrs) • Member Request for Action (All Member requests are to be referred to the full Board unless request is within established precedent such as granting of parking variances.) • HOA E-mail • HOA Post Office Box • Parking Compliance Tours/Violation Notices • CC&R Community Compliance Tours/Violation Notices • Interior (Arroyo) Compliance Tours/Violation Notices • Newsletter writing/editing • Printing • Fall Picnic/Annual Meeting • Other Duties as Assigned • Landscape Contract Administration/liaison to PMGC re Tract D Trail • Bank Account – President, Vice President, and Treasurer to be authorized signers. • Liaison to the City • Block Watch 	<ul style="list-style-type: none"> • All • All • Rob and Ryan • Ryan and Rob (back-up) • Rob and Krista • All – Done quarterly. • All – Done semi-annually. • Krista to lead Newsletter Committee – Try to do quarterly. • Ryan • All hands to be on deck • As assigned • Rob • Meet at Bank on Friday, January 26th at 2:30M for authorizations. • Darla • TBD. Possible notice to go out to members regarding what to do and when to notify the HOA Board for general block watch distribution.
Community Event Dates	<ul style="list-style-type: none"> • 2024 Community Tract D Trail Project • 2024 Annual Picnic Date • 2025 Annual Meeting Date 	<ul style="list-style-type: none"> • Saturday, October 26, 2024 8:00 AM – 10:00 AM • Saturday, November 2, 2024 12:00 PM – 2:00 PM • Saturday, January 18, 2025 10:00 AM – 12:00PM
Goals/Projects for 2024	<ul style="list-style-type: none"> • Committees • Welcome • Landscape 	<ul style="list-style-type: none"> •

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	Compliance Newsletter/Social	
Review of Member Suggestions	<ul style="list-style-type: none"> Ryan reads HOA Member suggestions to the Board. 	<ul style="list-style-type: none"> Informational only. To be sent out in first Newsletter.
Adjournment	<ul style="list-style-type: none"> Organizational Meeting adjourned at 1:05 pm. 	<ul style="list-style-type: none"> Ryan adjourns the meeting.

DocuSigned by:

Robert Hunter

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Submitted by Past Secretary – Robert Hunter