

**Panorama Estates Association
Annual Meeting
Via Zoom
October 9, 2021**

The Meeting was Called to Order at 3:05 PM by President Mary Jo Ghory. Jill Hofer was elected Secretary Pro Tem.

Minutes of the last Annual meeting were approved by the board according to bylaws. If there are any corrections, email Mary Jo Ghory.

Attendance:

Neighbors: Mary Jo Ghory, Jane and Guy Shovlin, Maria Maytorena, Candace Charvoz, Larry Chavez, Molly Kent, Nathan Hall, Mike Schneider, Natman Schaye, John Hutchinson, Joe Astier, Mary Lou Foley, Duncan Hudson, Andrew Greenhill, Amber Yingling, Floyd Parkhill, Robin West, Ellen Paige and Fred Elling, Barbara Anderson.

Special Guests:

Erin Peters, City of Tucson Police Department Erin.Peters@tucsonaz.gov Office phone: (520) 837-7241

Lane Santa Cruz, Ward One Council member

Lara Hamwey, Parks and Recreation Director for City of Tucson

Angela Reyes, from the office of Lane Santa Cruz of Ward 1

Erin Peters, City of Tucson Police Department

Ms. Peters reported on crime statistics for our area and police division turnover. See attached report.

Lane Santa Cruz, Council Representative for Ward 1

Ms. Santa Cruz reported on Ward One process through Covid and offering window services. Interested parties can be added to the list serve. 10,000 doors were knocked on during the summer by staff and volunteers to discover requests, concerns, and priorities. She discussed RTA funding as well as federal funds given over two years and spending framework for over four years, which includes parks improvements. See the city newsletter and webpage to learn more.

Officer Reports

Report of the President

Mary Jo Ghory, President, reported this will be her last year as President. She joined the board in 2006 and has been serving as the president since 2008.

She thanked all the Board members, neighbors and volunteers for their time, energy and focus for making PEA such a wonderful place to live.

Regarding buffelgrass, Mary Jo thanked neighbors who have cleared this invasive grass from their lots and encourages all to follow suit.

Report of the Treasurer

Ellen Paige, Treasurer, reported the checking account was changed to a community account with no fees. Previous fees were refunded.

Annual Treasurer Report – See attached.

Report of the Architecture Review Committee

2021 PEA Annual Meeting Minutes APPROVED

Larry Chavez reported on Bella Vista, the very new home which was approved last year has submitted new plans for a replica of this house to be built next door to the north. Recommended for approval.
The Yingling residence has requested a garage and home improvement which was also recommended for approval.
All neighbors are encouraged to submit plans to panoramaestatesneighborhood@gmail.com prior to building or blading.

Unfinished Business

Sentinel Peak

Concerns including buffelgrass, large gatherings, trash, traffic, road safety, erosion, etc. were brought to the attention of Lara Hamwey for discussion.

New hours are in place with no cars Monday and cars allowed at 2pm to dusk Tuesday to Thursday. Cars allowed at 11am Friday, Saturday, and Sunday. They are researching experience for 3 – 6 months. They are evaluating access and safety for people to enjoy the sunset from A-Mountain.

The roads are park property not under the budget of Tucson transportation.

A decision was made to stabilize the A and the park was closed for nearly two weeks in September.

Buffelgrass - Two strategic closings of Sentinel were scheduled to undertake a large-scale spray with thanks to John Scheuring, Utah, hired by the AZ Native Plant Society who achieved \$10K dollars in grants. He flew 10 workers from Utah as a spray team. Raising \$21K and addressing 37 acres. The first rainy weekend was an impediment for the first spray. For the second spray by the team, it was a success. Parks and Recreation is 20% down in staff and they are not certified spray technicians. A large donation of beneficial Palo Verde seeds was planted as part of a reforestation effort.

Friends of Sentinel Peak

Ellen Page reported on funding structure and changes to the process.

Special Orders

Fred Elling, Election Teller

Board of Directors Elections Results See attached report.

Mary Jo Ghory, President announced the new Board of Directors: Ellen Paige, Jill Hofer, Nathan Hall, Amit Pande, and Amber Yingling

New Business

Consideration for Board Management

Mary Jo Ghory will stay involved through January and reported on the options for Board Management for a fee and related prices. Thanks to the help of Ellen Paige, Amber Yingling, and Nathan Hall for upgrade support with QuickBooks and Google Docs.

Good of the Order

Joe Astier discussed concerns regarding signage for Panorama as a NO OUTLET street and better signage. Angela Reyes will connect us to more information. Robin West offered input that a gate is unrealistic as neighbors would have to vote unanimously to purchase the road from the city and pay for maintenance.

Meeting was adjourned at 4:44pm

Jill Hofer, Secretary Pro Tem

Approved

Panorama Estates Association Annual Meeting via Zoom
October 9, 2021

- I. Call to order and verification of quorum and proof of notice of meeting
- II. Introduction of neighbors and others in attendance
- III. Minutes of last annual meeting approved by Board of Directors
- IV. Invited Speakers: Tucson Police Department
- V. Reports of Officers and Committees
 - A. President--Mary Jo Ghory
 - B. Treasurer--Ellen Paige
 - C. Plans Review Committee—Larry Chavez
- VI. Special Orders
 - A. Board of Directors Election Results
- VII. Unfinished Business
 - A. Sentinel Peak Park
 - B. Friends of Sentinel Gateway
 - C. Sentinel Vistas
 - D. Buffelgrass
 - E. Mail Theft
- VIII. New Business: HOA Online Task Force
- IX. Call to Audience
- X. Adjournment

2021 Annual Meeting Tellers Report

Teller: Fred Elling

Number of ^{Ballots rec'd} votes cast = 27 Votes =

Votes for each candidate:

Jill Hofer received |||| |||| |||| |||| ||| 27

Ellen Paige received |||| |||| |||| |||| || 27

^{Pande}
Amit Sande received |||| |||| |||| |||| | 26

Nathan Hall received |||| |||| |||| |||| | 26

Amber Yingling received |||| |||| |||| |||| | 26

Write in Nominations - Norman College (1)

Illegal Votes - + illegal for Jill Hopper (one ballot
voted
twice
for Jill)

Treasurers Report

ANNUAL TREASURER'S REPORT

2021 PEA Annual Meeting Minutes APPROVED

1 October 2020—9 October 2021

Starting Balance 10,800.74 (this account was closed)

RECEIPTS

Dues-----	\$ 2180.00
Escrow transfer fees----	\$400
Donations buffleggrass--	\$387.22
Donation for checks	\$83.00
Donation for AzCorp Com	10.00
Interest	4.18
TOTAL RECEIPTS-----	\$3064.40

DISBURSEMENTS:

OPERATING EXPENSES

Bank fees-----	\$6.00
Newsletter-----	\$562.41
Refreshments-----	\$0
Buffleggrass Tx-----	\$875.88
Reimbursement of overpaid	
dues-----	\$320 (Lot 34-35 Yingling \$240, Lot 85 W. Perez \$80)

Checks-----	\$83.00
Total Operating Exp--	\$1847.29

ORGANIZATIONAL EXPENSES

Board Insurance-----	\$1040.00
AZ Corp Comm-----	\$10
Legal Consultation Fee	243.00
Total Organizational Exp--	\$1293.00

TOTAL DISBURSEMENTS --\$3140.29

BALANCE 9 OCT 2021-----\$10,724.85