



# HIGH LONESOME RANCH ESTATES



Property Owners Association  
1870 West Prince Road, Suite 47  
Tucson, Arizona 86705  
<http://www.hlrpoa.com>

**Board of Directors Meeting  
February 18, 2007  
Elfrida Community Center**

The meeting was called to order at 7:00 p.m. Members present: Pat, Whitney, Jo, Adele & Barb. Property owners present: Alexandria, Duane, Doug, Wanda, Star, Wolf, & Harry.

**Previous Minutes:** Jo moved to accept the minutes from the Conference calls of January 18 & February 13, 2007, Whitney seconded, passed

**Delinquent Dues Letters to Property Owners:** Three drafts were reviewed. A few changes were made on one of the drafts. Barb moved to accept the letter as corrected, Jo seconded. Letter approved as corrected. The Board agreed that the letters being sent to property owners who are delinquent in dues will be mailed “Certified, Return Receipt Requested.”

**Re-zoning & Owner/Builder Permits:** Adele explained where we are with the County regarding the re-zoning and agreed to continue working with Mr. Dveris and keep the Board posted on the progress. Pat moved to include only Option 1 of Owner/Builder permits in the AR Guidelines, submit it to the CC&R Committee to be included in the survey, and continue to pursue the County include it in the re-zoning package. Jo seconded, 3 in favor, 2 opposed, passed.

**Power Plan:** Adele is to get a copy of the power plan map that was voted on and approved by the general membership to the ARC. Jo is to get a copy of the existing power poles map to the ARC. This issue to be re-addressed once the maps are merged.

**Road Committee:** The Board approved the recommendation of the Road Committee regarding Rambling Way. Pat will write a letter to the Lepard’s regarding the decision. The Board unanimously agreed no “Dead End” or “No Outlet” signs. Pat will write a letter to Keith regarding the decision. Jo moved that the roads be maintained in at least the condition they were in at the time the property owners took over the Association, but not improved. Whitney seconded, passed.

**ARC Review – Lot 119:** Adele moved to give lot 119 a waiver for power to cross over 116 and have a pole on 119 as was approved by ARC and recommended by SSVEC and agreed on by the owners of Lot 116. Jo seconded, passed.

**Adjourn:** Jo moved to adjourn to a closed session, Whitney seconded. Meeting was adjourned at 8:25 p.m.