



South Rim Ranch Property Owners Association

November 2023

Community Website:

SRRPOA.NET

Site Contains: Announcements, Governing Documents, Financial Reports, Unofficial Ranch Map, Meeting Dates, Minutes, Messages from the Board and More.

Board of Directors and Officers

Brad DeVries – President
Larry Gantner – Vice President
Veronica DeVries – Treasurer
Robert Harkins – Secretary
Melinda Gantner – Director at Large

Board Email:

SRRBoard@outlook.com

Association Manager:

Eric A. Gavin c/o HOAMCO
Community Association Management
523 N Beaver St, Flagstaff, AZ 86001
PO Box 30520, Flagstaff, AZ 86003
tel (928) 779-4202 ext. 1301
email egavin@hoamco.com
www.hoamco.com

HOAMCO handles the Association’s accounting only; all other items or questions should be addressed to the Board at SRRBoard@outlook.com.

Regularly Scheduled Board

Meetings:

Held the 2nd Saturday in January, July and October at HCF&R – 1 p.m. AZ time – Check website for possible changes.

Annual Meeting of the Members:

Held the 2nd Saturday in April at HCF&R – 1 p.m. AZ time. Check website for possible changes.

Letter from the President

by Brad DeVries

Announcement: The SRR Property Owners Association annual meeting will be April 13, 2024 at 1:00 p.m. AZ time at High Country Fire & Rescue – 6593 High Country Lane, Williams

Assessments: HOAMCO will be mailing your Two Hundred and Eighteen dollar (\$218.00) assessment invoice for 2024, this invoice reflects a fifteen percent (15%) increase that was approved by a 2023 vote of the Association membership to cover rising costs of fuel, goods and services. **Please be sure to adjust any automatic payments accordingly.**

Board Elections: Your community needs you! You will find a Letter of Intent to run for the Board of Directors for the South Rim Property Owners Association. Take time to read over the positions and responsibilities and consider running for the Board. The Association is always looking for diligent, hardworking individuals with fresh points of view. Submit your application no later than February 1, 2024 per the instructions on the application.

Lot Splits: Our CC&Rs gives the property owners the right to split their parcels to a minimum of 10 acres. These newly created parcels are required to have a 30' easement on all sides as required in the Lease of Land for Grazing Agreement and our CC&Rs. An exception would be if there are adjacent parcels, owned by the same entity, then that entity may request from the Board a “Declaration of Easement Revocation” for the parcels that share a common boundary line. This revocation remains in force only as long as all properties are under the same ownership. Contact the Board with any questions about lot splits or easement revocations.

Owner Financing Sales: There are many ways to sell your property, including “owner carry” or “owner financing” sales, in which the seller allows a buyer to purchase a property in installments and carries the loan. Be aware that in these arrangements, you remain the owner of record of the property until the deed changes hands, and are therefore responsible for any CC&R violations and fines incurred by your purchaser.

Violations & Confidentiality: The Board takes very seriously both reports of CC&R violations and the privacy of all parties. Please note that all reports of violations are kept confidential within the Board membership; likewise, once initiated, we will keep absolutely confidential any actions taken in response to that report.

(See Reverse for 2024 Annual Budget)