

Continental Ranch Community Association

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Minutes of the Board Meeting Tuesday, March 29, 2005

The Board of Directors of the Continental Ranch Community Association (CRCA) conducted the regularly scheduled Board Meeting on Tuesday, March 29, 2005, at 7:00PM. In attendance were Larry Schoof, Jan Mann, Sandy Shkolnick and Nicole Glasner. Excused were Russell Clanagan and Sharon Dvorkin-Solotky. Not present was Bruce Candland. Representing Platinum Management were Trish Ledbetter, Association Manager and Shawn Glen, Assistant Association Manager. Homeowners in attendance were: See sign-in sheet.

I Call to Order/Verify Quorum

President Schoof called the March 29, 2005 CRCA Board Meeting to order at 7:00 PM. A quorum of 4 to conduct an official meeting existed.

II Approval of the Minutes

The February 22, 2005 Board Meeting minutes were reviewed.

Action: A motion was made, seconded, and unanimously passed to approve the February 22, 2005 Board Meeting minutes as written. (Mann/ Shkolnick)

III Appeals

- 1. 8/093 – Action:** A motion was made, seconded and passed 3 to 1 to deny the appeal to keep fruit trees. (Glasner abstained)
- 2. 10/126 – Action:** A motion was made, seconded and unanimously passed to deny the appeal to keep fruit trees. (Mann/Shkolnick)
- 3. 42/001 – Action:** A motion was made, seconded and unanimously passed to deny the request for a parking waiver. (Mann/Glasner)
- 4. 4/142 – Action:** A motion was made, seconded and unanimously passed to deny the request for a 6 month parking extension. (Mann/Shkolnick)

IV Reports

A. President's Report

No report was given.

B. Finance Committee

1. The March 16, 2005 minutes were reviewed with no comment.
2. The February 2005 financials were reviewed with no comment.
4. **Action:** A motion was made, seconded and unanimously passed to renew the Canyon Bank short term CD for 6 months (Glasner/Mann)
5. **Action:** A motion was made, seconded and unanimously passed to appoint Barbara Willistein as a new member of the Finance Committee (Mann/Shklonick)

C. Manager's Report

1. **Community Center Landscaping:** Moving the Landscaping from the community center area to various entry ways around the community. As well, these plants will be used to improve the picnic area next to the Community Center pool.

Action: A motion was made, seconded and unanimously passed to accept the bid for move the landscaping (Glasner/Shkolnick)

2. **Windmill Park Field Use and Safety:** To combat various issues at Windmill park, Management requested \$500 for signage.

Action: A motion was made, seconded and unanimously passed to approve \$500 dollars for signage at Windmill Park (Mann/Glasner)

D. Pool Committee

1. The March 14, 2005 minutes were noted as reviewed with no comment.

E. Landscape Committee

1. March 1, 2005 Minutes-no quorum.

F. Covenants Committee

1. The March 22, 2005 minutes were noted as reviewed with no comment.
2. **Action:** A motion was made, seconded and unanimously passed to accept all recommendations for fines by the Covenants Committee (Mann/Shkolnick)
3. **Action:** A motion was made, seconded and unanimously passed to appoint Denise Wingert as a new member of the Covenants Committee (Glasner/Mann)

G. Architectural Review Committee

1. The February 23, March 2, and 16, 2005 minutes were noted as reviewed with no comment.
2. **Action:** A motion was made seconded and unanimously passed to appoint Janice Goodall as a member of the Architectural Review Committee.

H. Activities/Publicity Committee

1. The March 7, 2005 minutes were noted as reviewed with no comment.
2. Activities Update provided by Nicole Glasner.

I. Strategic Planning Committee

1. The March 10, 2005 minutes were noted as reviewed with no comment.
2. **Action:** A motion was made, seconded and unanimously passed to accept the concept drawings for the Community Center Remodel (Mann/Shkolnick)
3. **Action:** A motion was made, seconded and unanimously passed to accept the proposed ideas of the committee and to pass them on to the Town of Marana for consideration (Mann/Glasner)

J. Facilities Committee

1. The February 21 and March 21, 2005 minutes were noted as reviewed with no comment.
2. **Action:** A motion was made, seconded and unanimously passed to accept the bid for replenishing the sand in the 5 tot lots in the community (Mann/Glasner)
3. **Action:** A motion was made, seconded and unanimously passed to appoint Kris McNally to the Facilities Committee.
4. Accept the resignation of Anna Kline.

H. Election Committee (ADHOC)

1. The February 17 and 22, 2005 minutes were noted as reviewed with no comment.
2. The final draft of "Mail-in Steps for Election Process" to be emailed to the Board for review.

V Old Business

VI New Business

A. Action: A motion was made, seconded and unanimously passed to not allow alcohol at Association sponsored events. (Mann/Glasner)

1. Action: A motion was made seconded and unanimously passed to allow Marana Arts Council to hold art classes in Association rental facility **rent free** with the caveat that Trish will confirm classes are being held at cost. (Glasner/Mann)

2. Action: A motion was made seconded and unanimously passed to renew the PMI Management Contract (Mann/Shkolnick)

VII Future Meeting Schedule

A. Board Meeting- April 26 @ 7:00 pm
May 24 @ 7:00 pm (moved for Memorial Day)

VIII Homeowner Forum

Concerns presented were:

- Weeds in neighbor's yard
- Request for clarification on the Street Parking Rule
- Discontent with the Basketball Equipment/game Rule
- Commercial Property involvement with community
- Fruit Tree Rule – want it changed
- Concern regarding "for rent" and "cars for sale" signs in the community

Clarification of the solicitation policy

VIII One Last Thing

Quiz question: What day was the first day of Spring? What time did it begin? Answer: March 20, 7:30pm eastern time.

X Adjournment

The March 29, 2005 CRCA Board Meeting was adjourned at 9 PM.

