

Continental Ranch Community Association

9150 N. Coachline Blvd. Tucson, AZ 85743 Phone: (520) 297-7600 Fax: (520) 297-7917

Landscaping Committee Meeting – January 5, 2010 Minutes

- I. **Called to Order 7:02 p.m. at the Windmill Park Office**
- II. **Roll Call, Establish Quorum** – Committee Members Frank Postillion, Vija Lipins, and Barbara Snyder were present, as well as John Lambert, board liaison, and Josh Seng, Management representative, and one homeowner attendee.
- III. **Appointment of Vice Chair** – Vija Lipins was appointed as CRCA Landscape Committee Vice Chairperson for 2010.
- IV. **Approval of the January 5, 2010 Meeting Agenda** – Approved
- V. **Approval of the December 1, 2009 Meeting Minutes** – Approved (Lipins/Snyder)
- VI. **Guests:** Glen Kilmer was unable to attend due to a knee injury. Mr. Seng reported his reported information which was provided to Mr. Seng via email and phone prior to the meeting.
 - A. **Oleander install along Colony Park, (completed/repaired)**

Work was completed in December, but the plants were damaged by kids within a few days of installation. Groundskeeper replaced three of the plants, all others are expected to survive.
 - B. **Timer install at Yellow Moon & Veridian tot lot, (completed)**

The Rainmaster clock that was removed from this location was placed into CRCA Storage.
 - C. **Planter Boxes – Irrigation options/schematics** – Discussed under Management Report, item VIII.
 - D. **Twin Peaks Interchange update** –

A report from the Groundskeeper was provided; in summary all irrigation is operational, no leaks at the moment. Since there are still some final items left to be tied up at Coachline & Twin Peaks, the Groundskeeper is waiting to be sure that all construction is complete before doing the final work.
- VII. **Board Actions for December 2009**
 - A. MOTION made/seconded (Stead/Stimpson) to approve the recommendation of the Landscape Committee and accept bid from Groundskeeper to remove and store the Rainmaster Clock (not in use), and install a battery operated valve timer at the Yellow Moon/Veridian tot lot, at a cost not to exceed \$125.00 plus tax. Unanimously approved.
- VIII. **Management Report**
 - A. **Abandoned Boulder**

Homeowner (Scott Senn) informed Management that there was a decorative boulder abandoned on the vacant lot at Idle Wild and Coachline which was purchased by CRCA some time back but never used. Glen Kilmer with the Groundskeeper confirmed this, stating that when a delivery of decorative boulders arrived months back, one boulder was too large in size to move with their standard equipment. Management suggested the Committee research where this boulder should be relocated. Mr. Seng reported that Mr. Kilmer indicated that the Groundskeeper is willing to relocate the boulder at the direction of the Committee, and will bring in the necessary equipment to do so.
 - B. **RFP – Bids Received**

Mr. Seng reported that a total of 11 bids were received from Landscape Contractors.

C. **Monument Water** – Mr. Seng reported information from his meeting with Mr. Kilmer, in combination with additional sketches and information emailed to him from Groundskeeper prior to the Landscape Committee meeting.

1. **Parcel 3 (River's edge)** – Groundskeeper has identified several extra valves at this site, all on the Rainmaster system.
2. **Parcels 4, 7, 8, 9, & 10** – Because of the extra valves found at Parcel 3, Groundskeeper is doing further investigation on what exists at these other monuments. There is concern that some may have water on only one side of the road. Groundskeeper will have a full report by the February Landscape meeting.
3. **Parcel 19 (Mountain Shadows)** – According to the Groundskeeper, there is a potential for hooking into the CRCA irrigation system near the split-rail fence approximately 300 feet from Silverbell on Sacramento Hill. Groundskeeper is working to calculate the cost for this, but it will be substantially lower than the previous plan to take over a Marana water meter (with their permission) and running lines approximately 900 ft away to tie into it.
4. **Parcel 17 (Copper Moon)** – Contact was made by Mr. Seng with the Town of Marana, as well as Tucson Water, but no real progress has been made. Mr. Kilmer with Groundskeeper told Mr. Seng that he will use his contacts to assist in making some headway in the next couple weeks.

IX. Unfinished Business

- A. **Marabell Rip-rap, postponed** – A motion was made to indefinitely postpone and remove this item from the agenda. (Lipins/Snyder). Discussion included direction given to management to investigate and identify any current erosion issues along this area. Motion carried.
- B. **Silverbell Project, pending** – No further progress reported.
- C. **Addressing dirt area at Silverbell/Silvermoon (WAPA)** – Mr. Seng reported that WAPA confirmed that the area the Landscape Committee identified Near Silverbell road, between Silvermoon Way and Sacramento Hill, is their easement and that the license restrictions in place limit the landscape options. Mr. Seng noted that he received the WAPA land usage application, and they have informed him that the application of crushed aggregate would very likely be approved. The Groundskeeper provided an estimate for decorative rock as well as a dust control spray material alternative. Mr. Seng provided information on the square footage of the areas for the purpose of supplying the committee/Board estimated volume of material needed to cover the areas. The total area of the easement was said to be approximately 172,000 square feet. The cost of the dust control spray material, which must be reapplied every six months, would eventually equal the cost of the decorative rock within two years. Committee discussed that the cost of either application was not within the means of the 2010 landscape budget and made no decisions for action at this time.

X. New Business

1. **RFP** – The Committee reviewed the bids and the spreadsheet prepared by Mr. Seng. Committee members were each given copies of bids to review in depth for the scheduled RFP review meeting on January 12, 2010.

Next meeting dates January 12, 2010 and February 2, 2010

Meeting was adjourned at 8:36 P.M. (Snyder/Lipins)

Respectfully,

Josh Seng
HOA Management Solutions