

CONTINENTAL RANCH

the windmill

June 2010 Edition

www.crcatucson.com

Mark Your Calendars

June 2010

1st	Landscape Committee 7 p.m. at WP
2nd	Activities Committee 7 p.m. at WP
3rd	Seniors/Retirees 9 a.m. at CC ARC, 7 p.m. at WP
7th	Pool Committee 7 p.m. at WP
8th	Covenants 6 p.m. at WP
9th	Board Study Session 6:30 p.m. at CC
10th	Seniors/Retirees 9 a.m. at CC Finance Committee 6:30 p.m. at WP
16th	Board of Directors Meeting 7 p.m. at CC
17th	Seniors/Retirees 9 a.m. at CC ARC, 2 p.m. at WP
22nd	Landscape Committee Budget Review, 7 p.m. at WP
24th	Seniors/Retirees 9 a.m. at CC
26th	CRCA office open 9 a.m.-1 p.m.

President's Report

—John Lambert

Time flies or so they say! It is time again to prepare for electing three new directors to the BOD whose terms expire in October. The directors whose terms expire are Connie DeLarge, Chuck Stead and John Lambert. The BOD selected a nominating committee at the May meeting and applications are being accepted for these three positions.

The new paving on Silverbell and Twin Peaks is completed and I'd like to commend all involved in that project for the expeditious way that it was done. Having been involved in the asphalt paving industry for 40+ years I know what it takes to coordinate such a project. While we experienced single lane closures and some backups of traffic for a few days it could have been much worse. The contractor, AZ DOT and town of Marana committed to a 24 hour a day construction schedule and it allowed the project to be completed with minimal traffic problems in a short time. I, for one, greatly appreciate how fast they were able to finish up the repaving. Great job guys!

Vandalism of CRCA property and grounds continues- the latest being \$1239.12 to replace the oval tube at the Windmill Park play system because a few teens decided to jump up and down on it. Marana police have been given the surveillance video and are investigating. ►

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Table of Contents

Page 4	May Recap: Board Meeting
Page 5	\$500 Reward!
Page 6	Marana Permit Requirement
Page 6	Annual Meeting Information
Page 7	Application for BOD Candidacy
Page 8-9	Pool Rules
Page 10-11	Seniors & Retirees
Page 11	Neighbors Helping Neighbors
Page 11	DLC Pre-emergent Signup
Page 12-13	Calendars
Page 14-23	Sponsor Ads
Page 24	Management's Message and Contact Info

The Windmill Mailing List

In an effort to confirm that all residents are receiving their monthly newsletter publication, we've updated the distribution mailing list. If you've received this Newsletter and you do not wish to receive it, please contact our office at 520-297-7600 or send us an email at continental.ranch@yahoo.com.

As always, you have the option of receiving the newsletter electronically by signing up at www.crcatucson.com. Please help us keep our records up-to-date by letting the management office know of any changes to your information.



President's Report, Continued

The BOD elected to offer a reward for information leading to the arrest and conviction of anyone caught in the act of vandalizing or destroying CRCA property and will prosecute to the full extent of the law. This BOD is serious about stopping these acts of senseless destruction of CRCA's assets. We were forced to hire pool monitors in April—before the planned date of May—to stop the actions of a small group of people at the pools. Just to put it into perspective—the pool committee budgets \$60,000.00 for pool monitors (from May to September) because a few cannot abide by the rules at the pools. This equates to \$12.00 a year in everyone's dues because of a few individuals.

We have better ways to spend our dues than replacing vandalized property! Please, report any suspicious activity to the office during business hours or to the Marana police after hours. We need to stop this before it gets worse.

Cash Payment Advisory

Attention All CRCA Residents

Please note that the Management Office no longer accepts cash payments, under any circumstances. There are over 3,400 homes in CRCA which means a substantial volume of payment through the management office. Therefore, check or money order will be the only forms of payment accepted for any type of payment at the office. Money orders may be purchased at any nearby grocery store. We are sorry for any inconvenience this may cause.

CRCA Improvements: Monument Entryways

CRCA residents should be pleased to find that a project that has been under review for many months will begin in the near future. After gathering multiple proposals for various approaches to tackle the project, May's Board meeting resulted in the selection of a contractor to award the monument lighting contract.

The entryways to each parcel community were built over the course of many years, by many builders, which has led to an overall lack of consistency as well as a condition which some would say "leaves much to be desired". Association volunteers began the process of researching what it would take to illuminate the entryway signs in a consistent, aesthetic, cost effective fashion.

Last year's budget planning allowed for a 2010 budget to afford a portion of the project to be completed this year. The Reserve Study was published recently, which

identified funds for the entire project to be completed this year, so the Board elected to move forward with the full project.

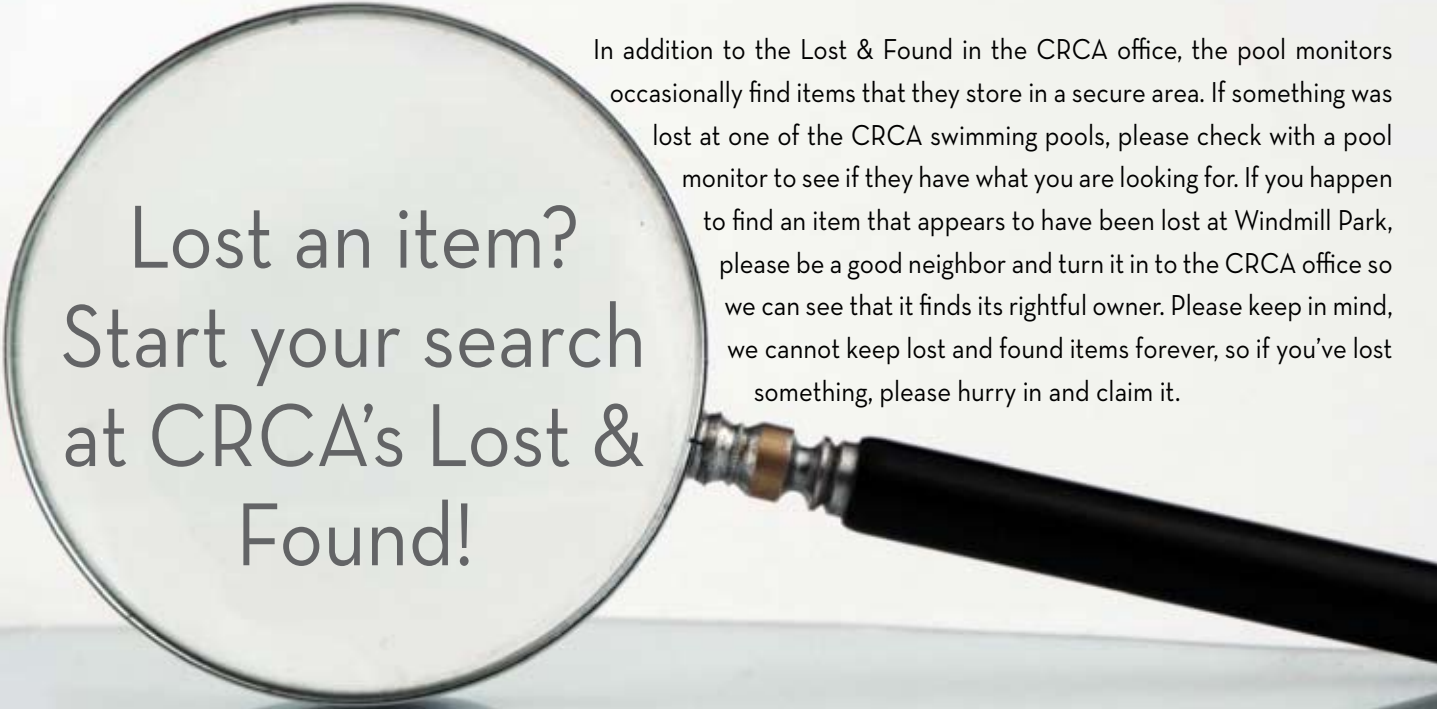
The lighting contractor, Sovereign Electric, will be coordinating with the landscape maintenance contractor, DLC Resources, to ensure a smooth process.

DLC Resources is working on design plans for the monument entryways now. The Reserve Study identified funds to upgrade the landscaping at the entryways. Currently there are bare planter areas, sickly trees, and sparse plantings. DLC Resources is working on plans at the direction of the Landscape Committee and the Board to design cost effective plans to give the entryways an improved look. Residents should see improvements over the next several months.

Have you lost something? If so, we may have found it!

The CRCA office has a Lost & Found that is overflowing with items just waiting for their owners to come and claim them. The items found range from keys to clothes, to school bags. Many items get left behind at the Windmill park playground and grassy fields. Please call or stop by with a description of your item if you have lost something.

In addition to the Lost & Found in the CRCA office, the pool monitors occasionally find items that they store in a secure area. If something was lost at one of the CRCA swimming pools, please check with a pool monitor to see if they have what you are looking for. If you happen to find an item that appears to have been lost at Windmill Park, please be a good neighbor and turn it in to the CRCA office so we can see that it finds its rightful owner. Please keep in mind, we cannot keep lost and found items forever, so if you've lost something, please hurry in and claim it.



Lost an item?
Start your search
at CRCA's Lost &
Found!

May Recap: Board Meeting

The following are highlights from the regular meeting of the Board of Directors held May 19, 2010, at the Community Center. Completed minutes are posted to the website in draft format and will be approved at the next regular meeting in June. A copy may also be requested from the office staff.

Consent Agenda Approvals

Receipt of committee minutes was acknowledged. Payment of an additional \$800 for unforeseen extra demolition of concrete along the play station at the Windmill complex and for additional materials in preparation for the pavers. Purchase of table pads at a cost of \$269 plus tax/delivery, for conference room table at the Windmill office. Replace vandalized oval tube at Windmill Park play station at a cost of \$1,239.13. Additional payment of \$2,000 for additional auditing services. New bank accounts created and funds transferred to assure FDIC insurance compliance.

Board Approval

A \$500 reward leading to the arrest and/or conviction of any person(s) vandalizing pools and/or other facilities of Continental Ranch property. New contract through 32 October 2010 with New Dimensions Ministry for rental of the Community Center on Sundays for worship services. Contract for lighting at 27 existing monument entries within the community. Refurbishing of picnic tables at the Windmill complex. DLC Resources as contractor for monument landscaping upgrades. Removal of dead landscape plantings to be replaced with like kind material. Appointment of Mr. Richard Roberts and Mr. Luke Baer to the Finance Committee. Transfer of funds from State Farm Money Market to Alliance Money Market to retain proper amount for

FDIC insurance protection. Identify reserve fund accounts in accordance with Finance Committee and auditor recommendation. Nominating Committee appointments: Messrs. Ronald Benjamin, Russell Clanagan, Glenn Hesterlee, Kermit McCutchan, and Raymond Spitzer.

Board Discussion

Sunflower Community Association's Exhibit D to their CC&Rs to be discussed attorney to attorney prior to final approval.

Budget input from all committees required by 1 June 2010. Input not received will be developed by the Finance Committee, with the finalized FY-2011 budget presented for approval by the Board at the August meeting.

Bids to be requested for future repair/repaving of the Windmill complex parking lot. Street parking discussion continues. Weeds throughout the community a primary issue. Late fees to be assigned for resident assessments in arrears. Work continues on YMCA possible proposals for CRCA. Annual audit is complete. Pool monitor positions are filled.

Upcoming Dates

Board Study Session

Wednesday, June 9, 2010 @ 6:30 p.m.
Community Center

Board Meeting

Wednesday, June 16, 2010 @ 7:00 p.m.
Community Center

Nominating Committee Public Meetings

Monday, June 14, 2010 and Tuesday, June 29, 2010
time TBA at the Community Center.

REWARD
\$500

For information
leading to the

ARREST and CONVICTION

of persons responsible
for vandalism of
Continental Ranch
Community
Association property.

REPORT ACTS OF VANDALISM TO THE OFFICE, 297-7600.

Marana Permit Requirement

Friendly Information From Your ARC

The Architectural Review Committee wishes to give a helpful heads up to all homeowners who are considering raising an existing wall or building a new one here in CRCA. We've been busy with applications from homeowners who want to raise their backyard walls.

The information that the ARC hopes will help residents is that the Town of Marana requires a building permit for any wall over 5 feet in height. This means that once the ARC approves a wall to be raised, if the height will exceed 5 feet, the resident will need to obtain a permit from the Town of Marana prior to commencement of their project.

The Continental Ranch Community Association Design Guidelines allow for residents to raise their walls, once approved, to a height up to 6 feet tall. This can give an added level of privacy for residents whose walls were originally constructed by their homebuilder at a height below 5 feet. This requirement has recently been brought to the attention of the ARC and we will be required to refer all homeowners to the city for a building permit if a wall is to be over 5 feet in height. The ARC hopes that this information is found helpful to readers who might be considering this type of project. If you have further questions, please contact the CRCA office.

Annual Meeting Information

As of May 2010

The Annual Meeting of the Continental Ranch Community Association will be held on **Wednesday, October 20, 2010, at 7:00 p.m. at the Coyote Trails Elementary School**, 8000 North Silverbell, Tucson, Arizona. An Annual Meeting packet will be mailed to you within a few weeks to include all pertinent documents and information.

As we prepare for the election, we wish to thank your Board of Directors – John Lambert, Chuck Stead, Marilyn Stimpson, Connie DeLarge, Peggy Bracken, Gus Lipins and Terry Paschens – for donating their time and talents to the community by serving on the Board this past year.

Presently, there are 3 positions open on the Board, which will require a two-year commitment. This is an

opportunity for three interested property owners to lead the community and make a positive difference at Continental Ranch.

If you wish to serve on the Board of Directors, please fill out the enclosed application for nomination form (see adjacent page) and mail or fax it to the CRCA office by June 21, 2010. Please include a brief biography with your returned nomination form.

Please call Dale or Josh at 297-7600 if you should have any questions regarding the nomination process, the responsibilities associated with service on the Board or any other aspect of the Continental Ranch Community Association.

Sincerely,

Continental Ranch Community Association

As CRCA makes its way through the 2010 fiscal year, which ends in October, the terms of three CRCA Board of Directors positions draw to an end. The CRCA needs volunteers who have an interest in serving on the Board from November 1st, 2010 to October 31st, 2012. Please see the Nomination Form below.

CONTINENTAL RANCH COMMUNITY ASSOCIATION

APPLICATION FOR CANDIDACY TO THE BOARD OF DIRECTORS

Please attach an additional sheet if necessary.

Name: _____

Address: _____

Phone number: _____

Number of Months/Years lived in CRCA: _____

Is your CRCA account balance current? _____

CRCA Committees Served on with dates: _____

Hobbies/Interests: _____

Motivation to run for Board: _____

What are the items you wish to achieve while you are on the Board? _____

The Association is a community of neighborhoods governed by the CC&Rs. The Board of Directors is required by law to apply the rules in a uniform manner. How would you approach your fiduciary duty in applying rules and granting waiver?

I have read the CC&Rs and the Design Guidelines and understand that, as a member of the Board, I have a duty to uphold them. YES _____ NO _____

I understand the time commitment of the position, including attending a minimum of 2 monthly meetings of the Board and up to 2 committee meetings a month. I understand this commitment of time will range from 6 to 12 hours per month. YES _____ NO _____

*Please return the application to the Association office located at the Windmill Park,
or mail to 9150 N. Coachline Blvd., Tucson, AZ 85743.*

Pool Rules: Worth One More Review!

1. Association rules and regulations must be followed. Lifeguards are not on duty—swim at your own risk.
2. All persons must conduct themselves in a manner that is safe to themselves and others.
3. Any person asked leave the facility must do so immediately upon request by authorized staff.
4. Violation of these rules may result in the suspension of swimming pool privileges for a time to be determined by the Board of Directors.
5. Pool areas are for residents and their guests only. Residents must accompany their guests at all times. There is a limit of 5 guests per residence per use, unless registered with authorized staff. Authorized staff has the right to limit the number of guests using the facility on any day. Maximum occupancy in swimming pool area is 120 people. No more than 90 people can be in the water at any time.
6. Children under the age of 12 years must be accompanied by an adult 15 years of age or older.
7. Children under the age of 15 are not allowed in the spa under any circumstances, due to health safety reasons.
8. Swimming pools are open 5:00 AM to 10:00 PM seven days per week during summer months.
9. Gates to the pool and to the restrooms are to remain closed and not propped open for safety purposes.
10. Appropriate swim wear must be worn while in the swimming pool. No cut-offs allowed!
11. All swimmers SHOULD shower prior to entering the swimming pool.
12. No person(s) having an infectious or contagious disease, open cuts, sores or bandages are allowed in the swimming pool or spa.
13. Urinating, defecating, or depositing of a foreign matter in the swimming pool is prohibited. Incontinent persons and children not yet “potty trained” must wear waterproof rubber pants while in the swimming pool.
14. No SMOKING or TOBACCO PRODUCTS are to be used in the swimming pool areas.
15. No GLASS CONTAINER allowed in the swimming pool areas.
16. No ALCOHOLIC BEVERAGES or persons suspected of being under the influence of an alcoholic or narcotic substance are allowed in the swimming pool area.
17. No FOOD or BEVERAGES of any type (except water) are allowed inside the pool area. Please use picnic tables outside the pool areas.
18. No swimming is allowed during inclement weather. Swimming pools will be closed during lightning storms.
19. Children under 42 inches tall at the chin, using a flotation device in the large swimming

pools, must be accompanied by an adult who is in the water and supervising the child.

20. No diving allowed unless under the direct supervision of a swim instructor or coach.

21. Children in the splash pool must be accompanied by an adult.

22. No cooking is allowed in pool areas.

23. No radios, stereo equipment of any kind, or TVs are allowed unless they are battery operated and used with headphones.

24. NO bicycles and/or riding toys are allowed in the swimming pool area.

25. NO skateboards, roller skates, or roller blades are allowed in the swimming pool area.

26. No climbing and/or swinging on gates and walls is allowed.

27. No animals are allowed in the swimming pool areas unless the animal is classified as a "Guide Dog" for a disabled person.

28. Playing with pool equipment is prohibited.

29. If using suntan lotion, place a towel over the chair to protect it from oil damage.

30. No hard balls or other hard items of any kind are allowed to be thrown, tossed, or played with in the swimming pool area. Other appropriate "Pool Toys" and flotation devices may be permitted at the discretion of authorized staff.

31. No running, pushing, horseplay, dunking, fighting, excessive splashing, or mischievous behavior is allowed.

32. No spitting, swearing, boisterous conduct, or abusive or foul language is allowed.

33. Fin use or scuba equipment is not allowed, unless being used under the direct supervision of an instructor approved by the Board of Directors. Goggles, snorkels, and masks are allowed in the swimming pool with permission from authorized staff.

34. No swimming lessons may be conducted in the swimming pool unless it is by the child's parent(s) or by instructors approved by the Board of Directors.

35. Keep clear of swimming lanes so they can be utilized by lap swimmers. Do not hang on or play with the lane lines.

36. All litter is to be placed in the proper receptacles or taken home.

37. Continental Ranch Community Association or staff is not responsible for valuables left on the deck or stored in lockers.

38. No one may interfere with emergency procedures, accidents, or drill exercises.

39. ONLY ONE CARD IS ISSUED PER HOUSEHOLD. A replacement fee is charged for lost cards: 1st time \$10, 2nd time \$25, 3rd time \$50, 4th time and above \$100 replacement fee.

40. As stated above, violation of these rules may result in the suspension of swimming pool privileges for a time to be determined by the Board of Directors.

Seniors And Retirees Of CRCA

It's once again time to celebrate SCRCR's birthday, as we point with pride toward our 16th year of neighborhood friendships and service to the Continental Ranch community. So far as we know, we're the "oldest" continuously-functioning group in the area. SCRCR looks forward to having more mature adults join our group, and through support and volunteerism from time to time, give back something into the community we call "home."

The month of June also signals a half-way point in the year. Seems like we just recently took those holiday decorations down! As we approach that half-way mark in 2010, the thermometer seems to be creeping up and the beautiful desert blooms have encouraged lots of nagging allergies. During June, we have planned a tour of the Elgin winery followed by lunch on the 7th, a birthday and SCRCR anniversary celebration on the 10th, casino day on the 11th, a very special tribute to all our dads during a Father's Day buffet at Lunna Bella on the 20th, and dinner prior to the Gaslight Theater performance on the 29th. Mark your calendars, phone a member for more info, and be sure to join in as we share time together.

It's also quickly becoming time for us to spend more mornings at home in our A/C Center facility encouraging small group sessions of dominoes, bingo, bridge (or whatever else we may think of) after our meetings and coffee klatching! Bonnie and Bob, our co-host greeters, will meet you at the door on Thursday mornings

and offer a warm welcome as you visit with the group. Our "official" starting time is 9:30 a.m.; however, we gather at 9 o'clock in order to chat and enjoy the munchies provided.

All our members are reminded to bring an item or two for the Marana Food Bank, coupons for sharing with overseas military personnel, used books/magazines, pop can tabs, pop cans, and anything else the group happens to be collecting at any particular time.

This 'N That...

Be sure to fly your flag on Flag Day, June 14th, and share our American patriotism. If your flag is damaged and needs to be replaced, remember that local American Legion posts conduct flag disposal ceremonies each year during the month of June. New flags and flag kits are always available at reasonable cost in several local stores, and if mounting a flag bracket is difficult, ask one of our SCRCR folks for assistance! Friends helping friends is always part of our legacy!

Father's Day was conceived in 1909 in Spokane, Washington, and the following year, the local mayor proclaimed a day in June as "Father's Day." In 1924, President Calvin Coolidge declared his support, but it took sixty-two years before Congress passed the law recognizing the third Sunday in June as an official day to honor Dad! So, Happy Father's Day to all our member dads, granddads and great granddads!! You are special and important in our lives!

Each year on the 6th of June, military veterans and families return to Normandy to honor the thousands of comrades who died in the battle that proved to be a turning point of World War II. According to the US Army Center of Military History in Washington, D.C. there were 6,036 American casualties including soldiers wounded and missing. In the American cemetery in Colleville-sur-Mer, 9,387 US soldiers, all killed during WWII are buried. Wreath-laying ceremonies are held across France, especially in villages along the Normandy coast.

Thought For The Day

Measure wealth not by the things you have, but by the things you have for which you would not take money. –Author unknown

Neighbors Helping Neighbors

Anyone in our community in distress and facing landscape violations due to conditions beyond their control, please contact us so that we may assist you in your time of need. We are neighbors helping neighbors in an effort to make CRCA a neighborhood we can be proud to be a part of. If you want to be a part of this or need assistance please contact us.

John and Nancy Lambert
579-1775 • jlambert04@comcast.net

Barbara Snyder
742-3279



WANT TO KEEP THE WEEDS OUT OF YOUR YARD?

DLC Resources, Inc. will be offering pre-emergent weed spraying to Continental Ranch homeowners at a rate of \$47.00 per front yard. Spraying will take place between August 1 and August 20, 2010. Please return this form to the CRCA management office at Windmill Park before July 23rd with your payment if you would like to participate.

Name: _____
Address: _____
Phone number: _____
Email: _____

Upon returning this form you will receive additional information on how to maximize the effectiveness of the pre-emergent weed spray.



5001 East Corona Road Tucson, Arizona 85756 | Phone (520) 668-0700 | ROC 084804-A



June 2010

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 Landscape Committee 7pm at WP	2 Activities Committee 7pm at WP	3 Seniors/ Retirees 9am at CC ARC 7pm WP	4	5
6	7 Pool Committee 7pm at WP	8 Covenants Committee 6pm at WP	9 Board Study Session 6:30pm at CC	10 Seniors/ Retirees 9am at CC Finance Committee 6:30pm at WP	11	12
13	14	15	16 Board of Directors Meeting 7pm at CC	17 Seniors/ Retirees 9am at CC ARC 2pm WP	18	19
20	21	22 Landscape Committee Budget Review 7pm at WP	23	24 Seniors/ Retirees 9am at CC	25	26 CRCA office open 9am-1pm
27	28	29	30			

July 2010

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 Seniors/ Retirees 9am at CC ARC 7pm WP	2	3
4	5 CRCA Office Closed	6 Landscape Committee 7pm at WP	7	8 Seniors/ Retirees 9am at CC Finance Committee 6:30pm at WP	9	10
11	12 Pool Committee 7pm at WP	13 Covenants 6pm at WP	14 Board Study Session 6:30pm at CC	15 Seniors/ Retirees 9am at CC 10 ARC 2pm WP	16	17
18	19	20	21 Board of Directors Meeting 7pm at CC	22	23	24
25	26	27	28	29	30	31 CRCA office open 9am-1pm

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WHAT: Learn & Play Soccer!

WHERE: 8000 N. Silverbell Rd (Coyote Trail Elementary) or anytime online at www.eAYSO.org

WHEN: Saturday May 8th or Saturday August 14th. You can also mail in your registration – please visit our website for details.

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Letters must be signed and include a phone number for verification. Names will be withheld upon request. Anonymous letters or articles will not be printed.

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Management's Message

June is here, and it is time to consider volunteering for service to Continental Ranch Community Association. The Nominating Committee was recently appointed by the Board of Directors. Please contact the CRCA office if you would like to find out how to volunteer. On June 24th and June 29th, an open house is being held to meet the qualified candidates. Please save these dates so you can meet the candidates and vote knowledgeably.

The office is looking great with the new paver walkway and the new concrete benches are on order, which should arrive in a few weeks. Please stop by, take a look, and say hello. The pools are operating smoothly, with added support of the pool monitors who help maintain an enjoyable experience for everyone. Several projects are being bid at this time for the remainder of the 2009-2010 year, as well as getting pricing for the 2010-2011 budget. The Audit is complete and on file, as well as the Association Reserves Study. The good news is that no taxes needed to be paid this year.

The Board looks for the support of all parents in CRCA to keep their kids under control at the pools, parks, and playgrounds this summer. Kids will be kids, but the Community suffers when destruction and vandalism occur.

The new landscape maintenance contractor, DLC Resources, has been avidly tackling the weeds that continue to pop up from the heavy rains that the Marana area received this spring. They have been meeting with the Landscape Committee, the Board, and our Management staff to ensure that everyone is aware of their progress during the transition of the maintenance contract during the last several weeks.

Dale De Men

Community Manager

For the Staff: Josh, Fran, Kyle and Jocelyn

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Kyle@hoamanagementsolutions.com

Jocelyn Canovali, Receptionist/Activities Asst.
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Office Hours:
Monday-Friday, 8 a.m. to 6 p.m.
Closed Saturday and Sunday

The office is now open the last Saturday of the month. We accept payments by check or money order; however, we will not accept cash on those days or handle any ARC issues.

In case of emergency, please call (520) 780-9163 and follow the prompts. This number is not for reporting violations or dealing with delinquencies.