

Continental Ranch Community Association
Board of Directors Study Session Agenda
At the Community Center
February 10, 2011 at 6:30 pm

I. Call to Order

II. Roll Call	President	John Lambert
	1 st Vice-President	Peggy Brachen
	2 nd Vice-President	Marilyn Stimpson
	Secretary	Connie DeLarge
	Treasurer	Larry Lemieux
	Director at Large	Gladys Pope

III. Approval of the Agenda

IV. Invited Guests:

V. Homeowner Forum (for the Board meeting only)

VI. President's Message:

Appointment of new Board member

VII. Approval of Previous Meeting January 20, 2011

Motion by: Seconded: Vote: as written or as changed

VIII. Appeals, Requests and Waivers initiated from Homeowners-

IX. Consent Agenda

Acknowledge Meeting Minutes and Recommendations:

January 6, 2011 ARC
January 20, 2011 ARC
February 1, 2011 Ad Hoc
February 1, 2011 Landscape
February 2, 2011 Activities (no quorum - no meeting)
February 3, 2011 ARC
February 7, 2011 Pool
February 8, 2011 Covenants
February 9, 2011 Finance
Manager's Request

X. Ad Hoc Twin Peaks Monument

- A. Recommend to the board the \$18,687 landscape proposal from DLC Resources as reviewed by the committee.
- B. Recommend to the BOD to give the remainder of the AD Hoc budget dollars (approximately \$38,000) to Landscape to finish the Twin Peaks Road rock after the sign and the landscape package are paid.
- C. Recommend to the BOD to dissolve this committee as the business is finished.

XI. Treasurer's Report: TBD

The January financial reports have been approved by the Finance Committee.

The Balance Sheet for January 31, 2011 shows Operating Cash at \$. Reserve Balance of \$ includes \$13, in the restricted Sunflower Light Mitigation Fund. Accounts receivable are \$ with prepaid assets (insurance and income tax) of \$. The Total Assets as of January 31, 2011 is \$

XII. Landscape Committee

- A. **Monument Entryway Refurbishment Proposals:** Recommend to accept the attached list of proposals for Monument Entryway Refurbishments at a total cost NTE \$63,055.00

Motion: I _____ move to...
Seconded by _____ Vote _____ yes, to _____ no.

- B. **Twin Peaks Roadside Landscape:** Recommend to the Board to accept the proposal for Twin Peaks Roadside Landscape plantings NTE \$29,000.00

Motion: I _____ move to...
Seconded by _____ Vote _____ yes, to _____ no.

- C. **2010/2011 Upper Tree Maintenance:** Recommend to accept tree pruning proposal by Brijer Resources at a cost NTE \$14,500.00. Discussion: 25% of contract would be completed at a time, with approval granted by Management upon inspection and confirmation that work is performed at a satisfactory level before continuing to the next 25%.

Motion: I _____ move to...
Seconded by _____ Vote _____ yes, to _____ no.

- D. **Windmill Field Turf Renovation:** Recommend to accept three proposals by DLC Resources to re-level turf of both fields, eliminate dirt path by adding turf, and installing concrete border at a combined cost not to exceed \$15,280.00

Motion: I _____ move to...
Seconded by _____ Vote _____ yes, to _____ no.

- E. **Construction Fencing at Windmill Park Field:** Recommend to the Board to accept the proposal from Canyon Rent-A-Fence at a cost NTE \$2,400.00, with the cost to be shared between Landscape Committee and BOD Basin Maintenance Project.

Motion: I _____ move to...

Seconded by _____

Vote _____ yes, to _____ no.

XIII. New Business

- A. Purchase one additional camera to aim at the ball shed at a cost \$
- B. ADOT/Twin Peaks Landscape Repair Issues (history)
- C. Flag and Flag Pole at the Community Center by the Seniors Group
- D. Remove 27 Acacia trees in front of entrances along Silverbell. Brijer bid of \$1,000 includes stump grinding.
- E. Request to deed over common area at 7747 N Cortaro to 7747 N Cortaro.

XIV. Old Business

- A. Ask Town of Marana to install reflective delineators at Weather Hill cul de sac.

XV. Manager's Report

Files for scanning are in process at ExpressDigital
CCTR pool fencing will start approximately 2/14 to be finished by 2/28
New stack chairs ordered. Weather slowed down shipping.
Pool locked down at 6 pm per directions
Shed broken into; door repaired.
Security Cameras installation is underway
CCTR pool overflowed 2/5/11
WP drinking fountain valve froze and broke
WP evaporative cooler valve froze, broke and is fixed.
WP Urinals Fixed
CCTR pool timers installed
Answer from town re damaged landscape by Twin Peaks construction
Twin Peaks sign is lighted.

XVI. Adjourn

Reminder: Executive Board Meeting after regular meeting Thursday, 2/17/2011.