

**Continental Ranch Community Association
Board of Directors Meeting Agenda
At the Community Center
June 16, 2011 at 7:00 pm**

- I. Call to Order**
- II. Roll Call**
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|--------------------------------|------------------|
| 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 |
| Director at Large | Rob Palfreyman |
- III. Approve June 16, 2011 Board Meeting Agenda**
- IV. Approve May 19, 2011 Board Meeting Minutes**
- V. Consent Agenda**
Acknowledge Meeting Minutes and Recommendations:
- i. May 19, 2011 ARC
 - ii. June 1, 2011 Activities (no meeting in July)
 - iii. June 2, 2011 ARC
 - iv. June 3, 2011 Landscape
 - A. Tot Lot 28 tree is in poor condition. Recommendation for DLC to replace with an Olive Tree NTE \$225.00
 - B. Deimos and Coachline Recommendation for DLC to replace dead tree with an Olive Tree NTE \$225.00
 - v. June 6, 2011 Pool
 - vi. June 8, 2011 Finance (6/22/11 study session cancelled)
 - vii. June 14, 2011 Covenants
- VI. Homeowner Forum:**
- VII. Pool Incidents:**
- VIII. ARC Committee**
A. Lot 42-054 ARC application to fly a Harley Davison Flag for BOD review and decision.

IX. Finance Committee:

A. The committee reviewed the May Finances and recommended approval to the BOD::

Operating Cash	\$ 588,770.74
Total Cash Reserve	\$1,031,488.63
Restricted Sunflower Mitigation Fund	\$ 13,653.02
Accounts Receivable	\$ 198,258.64
Other Assets	\$ 187,349.91
Prepaid Insurance	\$ 10,363.00
Prepaid Tax	\$ 6,614.00
May 31, 2011 Total Assets	\$2,036,497.94

B. Recommendation to BOD is to continue to have Management prepare the two reports developed outside of VMS: Delinquency Trend, and Expense Budget Report.

C. Recommendation to the BOD for the Board to develop the Reserve Expense Budget for 2011-2012.

D. Recommendation to the BOD to adopt Operating Budget 2011-2012 that was presented at the May 25th finance study session. (Mgr. Note: Copies were passed out to the BOD at the study session so the BOD has a month to review for decision at the JULY or AUG BOD meeting.)

X. Pool Committee

A. Recommendation to the BOD to accept the proposal from Saguaro Pool to redo the WP Pool deck NTE \$58,208.26.

XI. Covenants Committee (meeting 6/14)

A. Recommend Lot clean up

B. Recommend to the Board a \$50 fine: Follow up from April

Account 18530 Broken wall is still not fixed. Contact has been made with owner and they have promised to fix it.

C. Revised Covenants Policy adopted by Board

XII. New Business

A. Various Monuments Additional Plantings. \$2,755 see list attached.

B. Community Center Bathroom lock going to the Pool.

XIII. Old Business

A. Express Digital Invoice

Express Digital invoice is \$13,314.10. They have offered to reduce it \$2500 which brings the invoice to \$10,814.10.

B. 2011 Nominating Committee Appointment

Kermit McCutchan

Russell Clanagan

Kim Stine

Ron Benjamin

Glenn Hesterlee

Ray Spitzer

XIV. Manager's Report

XV. Adjourn

DRAFT