

Continental Ranch Community Association

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Covenants Committee Meeting Windmill Park Office August 9, 2011 Agenda

- I. **Call to Order:** 6:00 P.M at the **Windmill** office.
- II. **Roll Call:** Gary Boliver, Leslie Hammond, Arlene Sieckowski, Bob Volbrecht, Bill Cicala, Connie DeLarge Board Liaison, Dale De Men and Paula Peck Management representatives.
- III. **Approval of the August 9, 2011 Agenda**
- IV. **Approval of the July 12, 2011 Minutes.**
- V. **Guests:**
- VI. **Board Actions for July 21, 2011 BOD meeting:**
 - The broken wall, account #18530, is still in need of repair. Ms. De Men indicated the homeowner is not responding to messages being left. If repairs have not been completed by 1 August 2011, the committee recommends authorizing the repairs with fees assessed to the homeowners' account, pending legalities involved, including trespassing. Mr. Goodman was consulted, and he will discuss issues such as proper advanced notification with the Board during executive session. **MOTION made/seconded (Lambert/ Bracken) to proceed with repairs to the wall, Account #18530, if not completed by 1 August 2011, pending any legal issues. Unanimously approved.**
- VII. **Management Report:**
 - A. Show of VMS reports.
 - B. Total calls made to homeowners.
 - C. Yellow tag notices.
- VIII. **Unfinished Business:**
 - A. Discussion on Covenants Policies and Procedures continued: review Committee Charter, and also Covenants Power Point slide show that was presented by Board President, Mr. John Lambert at the May 19, 2011 Board Meeting.
 - B. Account #18530 (broken wall) wall has not been repaired. Letter was sent to Homeowners on August 2, 2011, informing them that the Association will be entering the property the week of August 30, 2011 to repair the wall. Copy of letter included with packet for Committee to review. **Refer to VI. Board Actions.**

C. Account 23030- (weeds) new owners were to remove weeds by August 9, 2011, follow up with Committee.

IX. New Business:

A. 2nd letter requests to appear before the Committee:

1. Account #17751 (weeds) Management recommends Lot Cleanup
2. Account #19402 (weeds) Management recommends Lot Cleanup

X. Next meeting date:

September 13, 2011 6:00pm at the **Windmill** office.

XI. Adjournment:

DRAFT