

# Continental Ranch Community Association

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

## Covenants Committee Meeting November 7, 2012 Agenda

- I. **Call to Order:** 6:00 P.M at the **Windmill Park Office**
- II. **Roll Call :**
  - Bill Cicala (Chair)
  - Bob Vollbrecht
  - Arlene Sieckowski
  - Leslie Hammond
  - Peggy Bracken (Board Liaison)
- III. **Committee Member Renewal**
- IV. **Election of Committee Officers**
- V. **Guests:**
- VI. **Approval of the November 7, 2012 Agenda**
- VII. **Approval of the October 3, 2012 Minutes**
- VIII. **Board Actions from the October 18, 2012 BOD meeting:**
  - IX. CONSENT AGENDA: COVENANTS COMMITTEE RECOMMENDATIONS:
    - a1. & a2. STREET PARKING VARAINCES:  
Account #22224 recommend denial of street parking variance. Item #22934 for shed and driveway expansion has been satisfied and cleared.
    - b. LOT CLEANUPS AFTER 14 DAYS:  
Items 1. #21329, 3. #17846, 5. #17943 (all for weeds). Costs charged to homeowners. Items 2. #18705 and 4. #20229 listed have been satisfied and cleared.
    - c. LOT CLEANUPS AFTER 14 DAYS WITH FINE/POOL KEY SUSPENSION FOR 30 DAYS:  
Items 4. #17704 and 6. #21688 (both for weeds). Costs charged to homeowners. Items 1. #18971, 2. #19393, 3. #20601, 5. #19023, 7. #18857 listed have been satisfied and cleared.
    - d. LOT CLEANUP WITH FINE AND POOL KEY SUSPENSION FOR 30 DAYS:  
Account #25745 (for miscellaneous items in front yard) has been satisfied and cleared.
    - g. ROOF COATING COMPLAINT:  
Account #23441, is to be cleared by 23 October. No further action unless default after that date.
    - h. LOT CLEANUP ON BANK-OWNED PROPERTY:  
Lot cleanup authorized, Account #25092 with costs charged to property account. Code 86500.

**All CRCA Board and Committee Meetings are audio recorded.**

i. NEW COMMITTEE MEMBER:

Ms. Leslie Hammond recommended for reappointment to committee.

**MOTION** made/seconded (DeLarge/Lemieux) to accept the Consent Agenda items as presented. Unanimously approved.

XII. COVENANTS COMMITTEE:

E. LOT CLEANUP:

Account #24983, weeds, tree pruning, basketball equipment not in compliance. **MOTION** made/seconded (Ziegler/DeLarge) to authorize routine action for lot clean-up and notify homeowner to request variance for basketball equipment installed erroneously in concrete on the incorrect side. Unanimously approved.

F. VARIANCE CHANGE:

Committee recommends approval of variance for parking both an RV and trailer anywhere in side yard behind gate, Account #20298. **MOTION** made/seconded (Lambert/ Lemieux) to disapprove the request, based on historical facts, documentation and situation. Current landscaping does not hide the two large items; some form of screening should be put up as required for other accounts. Mr. Seng to advise homeowner to plant material or upgrade wall (requiring Town of Marana permit). Five affirmative votes; one negative vote (DeLarge). Requires Committee follow-up and new recommendation to the Board of Directors.

IX. **Management Report:**

- A. Show of VMS reports
- B. Total calls made to homeowners
- C. Yellow tag notices
- D. Total trash cans observed including the yellow tags
- E. Lot cleanups scheduled / completed

X. **Unfinished Business:**

- A. Account #18018 (weeds & tree trimmings)
- B. Account #23441 (roof coating complaint)

XI. **New Business:**

- A. 2<sup>nd</sup> letter requests to appear before the Committee:
  - 1. Account #20055 (weeds)
  - 2. Account #25028 (weeds)
  - 3. Account #17891 (weeds)
  - 4. Account #17982 (weeds)
  - 5. Account #18588 (weeds)
  - 6. Account #17710 (weeds)
  - 7. Account #20605 (weeds)
  - 8. Account #20763 (weeds)
  - 9. Account #17714 (weeds)
  - 10. Account #17800 (weeds)
  - 11. Account #19194 (weeds)

12. Account #21354 (weeds)
13. Account #18886 (weeds)
14. Account #19703 (weeds)
15. Account #18909 (weeds)
16. Account #19804 (tree encroachment)
17. Account #24980 (tree encroachment)
18. Account #19892 (plant encroachment)

B. Account # 21719 (short term street parking request)

**XII. Next meeting date:**

December 5, 2012 6:00pm at the **Windmill Park Office**

**XIII. Adjournment:**