

Continental Ranch Community Association
Board of Directors Meeting Agenda
At the Community Center
October 17, 2013 at 6:45 pm

I. Call to Order

II. Roll Call

President	John Lambert
1st Vice-President	Peggy Bracken
2nd Vice-President	Marilyn Stimpson
Secretary	Connie DeLarge
Treasurer	Karie Westphal
Director at Large	Bob Vollbrecht

III. Guests:

- a. **Davis-Monthan Advocacy Group Speaker (DM50)**

IV. President's Message:

V. Consent Agenda:

The Consent Agenda contains items requiring action by the Board which are generally routine items not requiring Board discussion. A single motion will approve all items on the Consent agenda, including any Committee Meeting Minutes or contemplated contractor proposals. Any Board member may remove any issue from the Consent agenda, and that issue will be discussed and voted upon separately.

Acknowledge Meeting Minutes:

- September 11, 2013 Finance
- September 19, 2013 ARC
- October 1, 2013 Landscape
- October 2, 2013 Covenants
- October 3, 2013 ARC

VI. Adopt the Agenda:

VII. Approval of Minutes:

- a. **September 19, 2013 Board Meeting**

VIII. Activities / Events: Reminder, Block Parties every second Monday at Windmill Park.

IX. Covenants Committee:

- a. **Street Parking Complaint ID #19870** – recommendation to approve a \$25 fine on the account.
- b. **Landscape debris, landscape parking, & trailer ID #20274** – recommendation that \$25 fine be imposed on account #20274 if landscape debris & trailer are not removed by date of Board meeting.
- c. **Trash can and trash ID #25802** – recommendation to approve another 30-day suspension of pool privileges and a weekly \$25 fine until these violations are corrected.
- d. **Trash can ID #24743** – recommendation to approve a \$25 fine on the account.
- e. **Wrecked vehicle ID #21153** – recommendation to approve monthly \$25 fine until the vehicle has been removed.
- f. **Weeds ID #24743, #18588, #19332** – recommendation to approve lot cleanups with pre-emergent spray for these accounts in violation.
- g. **Weeds ID #22936, #19333, #19740** – recommendation to approve \$25 fine on these accounts in violation.
- h. **Weeds ID #18505** – recommendation to approve a \$25 fine and authorize a lot cleanup if the violations still exist on 10/31/2013.

X. Landscape Committee:

- a. **Nandina plant replacements** – recommendation to approve the proposal from Titan Landscape for replacement of dead/dying nandina bushes on Twin Peaks Road with red bird-of-paradise, for a total of two 15-gallon red bird-of-paradise plants installed at a cost NTE \$230. *Budget Code 83005 (Plant Replacement)*
- b. **Cassia Plant replacements** - recommendation to approve the proposal from Titan Landscape for installation of fifty 15-gallon assorted plants from the existing plant pallet along Coachline Blvd & Twin Peaks Road at a cost NTE \$5,750. *Budget Code 83005 (Plant Replacement)*

XI. Finance Committee:

a. Balance Sheet Report for September 30, 2013:

Operating Cash	\$247,761.50
Total Cash Reserve	\$904,153.61
Restricted Sunflower Mitigation Fund	\$13,680.23
Accounts Receivable	\$84,057.04
Other Assets	\$175,511.96
Pre-Paid Income Tax	\$6,076.00
Pre-Paid Insurance	\$2,832.00
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September 30, 2013 Total Assets	\$1,434,072.34

XII. Pool Committee: No recommendations this month

XIII. Architectural Review Committee: No recommendations this month

XIV. Election Committee: Committee will tally & certify ballots on October 22, 2013; pursuant to Bylaws section 3.13.

XV. New Business:

a. Parcel 69 Basin Repair

Budget Code 81015 (Contingency)

b. Annual Audit

Budget Code 81001 (Annual Audit)

c. Association Management Contract Renewal

Budget Code 80004 (Management Fees)

d. Graffiti Abatement Program – Town of Marana

e. Windmill Park Ramada

XVI. Old Business: None

XVII. Actions in Lieu of Meeting

a. NOW, THEREFORE, BE IT RESOLVED THAT the Board of Directors approves the Ad Hoc Committee meeting for replacement of the Windmill Park Play Structure to be held on October 14, 2013 at 10:00am at the Windmill Park Conference Room.

XVIII. Manager Report: *provided at meeting*

XIX. Homeowner Forum: Participation numbers are found on the table next to the sign-in sheets.

XX. Adjourn to Executive Session