

Continental Ranch Community Association

Board of Directors Meeting Agenda

At the Community Center

February 18, 2014 at 6:45 pm

I. Call to Order

II. Roll Call

President

John Lambert

1st Vice-President

Nick Westphal

2nd Vice-President

Bill Dawes

Secretary

Peggy Bracken

Treasurer

Connie DeLarge

Director at Large

Marilyn Stimpson

Director at Large

Bob Vollbrecht

III. Guests: None Scheduled

IV. President's Message

V. Adopt the Agenda:

VI. 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.

VII. Approval of Minutes:

a. January 21, 2014 Board Meeting

VIII. Requests to the Board:

a. Use of Windmill Field for Fitness Class

b. Community Center Rental

IX. Architectural Review Committee:

a. Application Approval - recommend to the Board to allow Management's approval of ARC applications for all security doors, solar walkway lights, and low-voltage walkway lights.

X. Covenants Committee:

- a. Recommendation of weekly \$25 fine and 30-day pool suspension for:
 - i. ID #25802 – Trash Can and Trash
 - ii. ID #25802 – ARC Approval Required for Patio Addition
 - iii. ID #24743 – Trash Can
 - iv. ID #20297 – Boat

- b. Recommendation of monthly \$25 fine and 30-day pool suspension for:
 - i. ID #19901 – Street Parking Complaint
 - ii. ID #21819 – Maintenance of Landscape
 - iii. ID #18018 – Weeds
 - iv. ID #26470 – Weeds
 - v. ID #25689 – Weeds
 - vi. ID #21136 – Weeds

XI. Landscape Committee: No recommendations this month

XII. Finance Committee:

a. Balance Sheet Report for January 31, 2014:

Operating Cash	461,858.50
Total Cash Reserve	885,712.31
Accounts Receivable	121,802.44
Other Assets	177,074.42
Pre-Paid Income Tax	6,076.00
Pre-Paid Insurance	2,832.00
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January 31, 2014 Total Asset	\$1,655,305.67

XIII. Pool Committee:

- a. **Pool Furniture Replacement** – recommend to the Board to accept the proposal from Two Kings Hospitality to replace 9 chaise lounges at the Windmill Park Pool; cost NTE \$2,313.13 following the reserve study.
Reserve Study Item #1206 (Furniture Replacement)

- b. **Pool Rule Enforcement Signs** – recommend to the Board to accept the proposal from RoadSafe for the purchase of eight (8) signs to be posted around the pools; cost NTE \$214.20.
Budget Code 84000.5/85000.5 (Pool Supplies)

- c. **Pool Monitor Staffing** – recommend to approve the 2014 Pool Monitor summer schedule with staffing to cover weekends, holidays, and evenings throughout the week at a rate of \$10 per hour.
Budget Code 84004/85004 (Pool Monitors)

XIV. Activities / Events:

- a. **Block Parties** - every second Monday at Windmill Park; next is March 10th
- b. **Easter Egg Hunt** – Saturday, April 19th

XV. New Business:

- a. **Association Insurance Renewal** *Budget Code 93000 (Insurance)*
- b. **Newsletter Policy**
- c. **Recreational Vehicle Regulation**

XVI. Old Business:

- a. **Windmill Park Flagpole**

XVII. Manager Report: *provided at meeting*

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

XIX. Adjourn to Executive Session