

Continental Ranch Community Association

Board of Directors Meeting Agenda

At the Community Center

August 15, 2017 at 6:45 pm

I. Call to Order

II. Roll Call

President

John Lambert

1st Vice-President

Doug Childress

2nd Vice-President

Bill Cicala

Secretary

Marilyn Stimpson

Treasurer

Bill Dawes

Director at Large

Al Diaz

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.

Acknowledge Meeting Minutes:

- July 5, 2017 Covenants
- July 6, 2017 ARC
- July 20, 2017 ARC

VII. Approval of Minutes:

a. July 18, 2017 Board Meeting Minutes

- VIII. Homeowner Forum:** Participation numbers are found on the table next to the sign-in sheets.
BOD reads: At this time any member of the public is allowed to address the Board of Directors on any issue not already on tonight's agenda. The speaker may have up to three minutes to speak, and speakers will be heard in an orderly fashion.
- IX. Activities**
- a. **Market Festival** – Every Thursday 4pm – 8pm
 - b. **Request from Resident** – Park Use
- X. Finance:**
- a. **Balance Sheet Report for July 31, 2017:**
**Figures not available as of date agenda was published; to be presented at meeting.*
 - b. **2017-2018 Annual Budget**
- XI. Slate of Candidates:** Board Meets August 25, 2017 at 5:45 P.M. to certify slate
- XII. Election Committee:** President appoints committee
- XIII. Architectural Review Committee:** No recommendations
- XIV. Landscape Committee:** No recommendations
- XV. Covenants Committee:**
- a. **ID #20650 (Trash Cans)** – Recommend a \$100 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - b. **ID #18020 (Unsightly Materials)** – Recommend a \$75 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - c. **ID #20389 (Inoperable Vehicle)** – Recommend a \$50 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - d. **ID #21257 (Landscape Parking)** – Recommend a \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - e. **ID #19556 (Lack of ARC Approval)** – Recommend a \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - f. **ID #78794 (Unsightly Materials)** – Recommend a \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - g. **ID #78794 (Duty of Maintenance)** – Recommend a \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
 - h. **ID #78794 (Lack of ARC Approval)** – Recommend a \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.

XVI. New Business:

- a. Park Benches

XVII. Old Business: None

XVIII. Manager Report: Provided at meeting

XIX. Adjourn to Executive Session

Continental Ranch Community Association
Board of Directors EXECUTIVE BOARD MEETING Agenda
At the Community Center
August 15, 2017 following the Board Meeting

I. Call to Order

II. Roll Call:

President	John Lambert
1 st Vice-President	Doug Childress
2 nd Vice-President	Bill Cicala
Secretary	Marilyn Stimpson
Treasurer	Bill Dawes
Director at Large	Al Diaz
Director at Large	Bob Vollbrecht

III. Approval of the Agenda

IV. Approval of Previous Meeting Minutes:

A. July 18, 2017 Executive Meeting

V. Owner Requests and Legal Requests

A. Foreclosure Authorization

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(1) and (3).

B. Foreclosure Authorization

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(1) and (3).

VI. Write-offs (uncollectable accounts)

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(3).

VII. Legal Updates

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(1).

VIII. Adjourn