

Continental Ranch Community Association

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

Covenants Committee Meeting November 1, 2017 Minutes

- I. **Call to Order:** 6:01 P.M at the **Windmill Park Office**
- II. **Roll Call :** **Present** - Peggy Bracken (Chair)
Bill Cicala
Bob Vollbrecht
Duane Snider
Cindy Snider

Absent – Nick Elias
Eric Krueger
- III. **Guests:** Mr. John Lambert (Board President)
- IV. **Committee Membership Renewal & Appointment of Officers** – All committee members indicated they would like to renew their membership on the Covenants Committee for the 2017 Fiscal Year. MOTION (Cicala/Bracken) to appoint Peggy Bracken as Chairperson to the Covenants Committee; unanimously approved.
- V. **November 1, 2017 Agenda** approved by MOTION (Cicala/D. Snider); unanimously approved
- VI. **October 4, 2017 Minutes** approved by MOTION (Cicala/Vollbrecht); unanimously approved
- VII. **Board Actions from the October 17, 2017 BOD meeting:**

All Covenants Committee recommendations approved by consent agenda
- VIII. **Management Report:**
 - A. Show of VMS reports
 - B. Calls made to homeowners
 - C. Total trash cans observed
 - D. Lot clean ups
- IX. **Unfinished Business:**
 - a. All 30-day pool suspensions will begin March 1st, 2018
 1. Account #20650 (Trash Cans) MOTION (Bracken/Vollbrecht) to recommend to the Board a \$50/weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
 2. Account #25540 (Trash Cans) MOTION (Cicala/Bracken) to recommend to the Board a \$50/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

All CRCA Board and Committee Meetings are audio recorded.

3. Account #25117 (Trash Cans) MOTION (Cicala/Vollbrecht) to recommend to the Board a \$50/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
4. Account #22224 (Trash Cans) MOTION (Cicala/Bracken) to recommend to the Board a \$25/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
5. Account #20389 (Inoperable Vehicle) MOTION (Cicala/C. Snider) to recommend to the Board a \$100/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
6. Account #78794 (Lack of ARC Approval) MOTION (Cicala/C. Snider) to recommend to the Board a \$75/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
7. Accounts #22224 (Unsightly) MOTION (Cicala/Bracken) to recommend to the Board a \$25/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
8. Account #22224 (Trailer Parking) MOTION (Cicala/Bracken) to recommend to the Board a \$25/weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

X. New Business

1. Accounts #21328, #20121, #20209, #20219, #19108, #21075, #18616, #18622, #21354 (Trash Cans) MOTION (D. Snider/Vollbrecht) to recommend to the Board a \$25/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
2. Accounts #42873, #18616 (Landscape Parking) MOTION (Cicala/Vollbrecht) to recommend to the Board a \$25/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
3. Accounts #25865 (Trailer Parking) MOTION (Bracken/Cicala) to recommend to the Board a \$25/weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
4. Accounts #42873, #18390 (Inoperable Vehicle) MOTION (Bracken/Vollbrecht) to recommend to the Board a \$25/monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
5. Account #20621 (Dead Bushes) MOTION (Cicala/Bracken) to recommend to the Board a \$25 fine & 30-day pool suspension & a lot cleanup no sooner than 11/22/2017 if the property is not brought into compliance by 11/21/2017; unanimously approved.

XI. Next Meeting Date

December 6, 2017 - 6:00 P.M. at the **Windmill Park Office**

XII. Adjournment by MOTION (Cicala/Bracken) at 6:18 P.M. Unanimously approved.

Respectfully Submitted,

Ryan Egea for HOA Management Solutions