

Continental Ranch Community Association

Board of Directors Meeting Agenda

At the Windmill Park Office

April 16, 2019 at 6:45 P.M.

I. Call to Order

II. Roll Call

President

John Lambert

1st Vice-President

Peggy Bracken

2nd Vice-President

Bill Dawes

Secretary

Doug Childress

Treasurer

Marilyn Stimpson

Director at Large

Bill Cicala

Director at Large

Bob Vollbrecht

III. Guests: None Scheduled

IV. President's Message

V. Adopt the Agenda:

VI. Consent Agenda:

available online

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:

- March 4, 2019 Landscape
- March 6, 2019 Covenants
- March 7, 2019 ARC
- March 21, 2019 ARC

VII. Approval of Minutes:

a. March 19, 2019 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. Homeowner Requests

X. Finance:

a. Balance Sheet Report for March 31, 2019

<i>Operating Cash</i>	<i>\$321,708.82</i>
<i>Total Cash Reserve</i>	<i>\$1,080,611.91</i>
<i>Accounts Receivable</i>	<i>\$76,162.48</i>
<i>Other Assets</i>	<i>\$141,442.96</i>
<i>Pre-Paid Income Tax</i>	<i>\$5,247.00</i>
<i>Pre-Paid Insurance</i>	<i>\$2,600.00</i>
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<i>March 31, 2019 Total Assets</i>	<i>\$1,627,773.17</i>

XI. Architectural Review Committee: None

XII. Landscape Committee:

a. Mission View Common Area Gravel Replenishment

XIII. Covenants Committee:

- a. ID #25773 (Landscape Parking)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- b. ID #100508 (Trailer/Boat)** – Recommendation of \$25 weekly fine and a 30-day pool suspension until the property is brought into compliance.
- c. ID #84445 (ARC Violation)** – Recommendation of \$100 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- d. ID #20389 (Inoperable Vehicle)** – Recommendation of \$100 weekly fine and a 30-day pool suspension until the property is brought into compliance.
- e. ID #19997 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- f. ID #19998 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- g. ID #21257 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- h. ID #19718 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- i. ID #20904 (Holiday Decorations)** Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- j. ID #19299 (Holiday Decorations)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- k. ID #21108 (Duty of Maintenance)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- l. ID #20889 (Duty of Maintenance)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- m. ID #40765 (Street Parking)** – Refer to Board meeting for discussion.

- n. **ID #20889 (Landscape Maintenance)** – Recommendation of \$25 fine, 30-day pool suspension and a lot clean up to be scheduled no sooner than 04/17/2019 if the property is not brought into compliance by 04/16/2019.

XIV. New Business:

- a. **Front Yard Décor/Furniture Guidelines**
- b. **Front Yard Landscape Guidelines**
- c. **Landscape Maintenance of Utility Easement**

XV. Old Business: None

XVI. Management Report: Provided at meeting

XVII. Adjourn to Executive Session

Continental Ranch Community Association
Board of Directors EXECUTIVE BOARD MEETING Agenda

At the Windmill Park Office
April 16, 2019 following the Board Meeting

- I. Call to Order**

- II. Roll Call:**

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

- III. Guests:**

- IV. Approval of the Agenda**

- V. Approval of Previous Meeting Minutes:**
 - A. March 19, 2019 Executive Meeting**

- VI. Owner Requests and Legal Requests**
 - A. Covenants Fine Appeal**

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

 - B. Late Fee Waiver Requests**

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(1), (2) & (3).

- VII. Adjourn**