

Continental Ranch Community Association

Board of Directors Meeting Agenda

At the Community Center

August 20, 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

Rojanna Harvey

III. Guests:

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.

- June 26, 2019 Nominating
- July 1, 2019 Nominating
- July 1, 2019, Landscape
- July 3, 2019 Covenants
- July 11, 2019 ARC
- July 25, 2019 ARC

Acknowledge Meeting Minutes:

VII. Approval of Minutes:

- a. **July 16, 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. Election Committee Appointment:

X. Finance:

a. Balance Sheet Report for July 31, 2019

| | |
|----------------------------|----------------|
| Operating Cash | \$541,728.16 |
| Total Cash Reserve | \$1,111,146.75 |
| Accounts Receivable | \$95,894.94 |
| Other Assets | \$141,442.96 |
| Pre-Paid Income Tax | \$5,247.00 |
| Pre-Paid Insurance | \$2,600.00 |
| <hr/> | |
| July 31, 2019 Total Assets | \$1,898,059.81 |

b. 2019-2020 Annual Budget

XI. Architectural Review Committee: No recommendations

XII. Landscape Committee:

a. Oak Tree Irrigation

XIII. Covenants Committee:

- a. ID #25773, #17787, #27070, (Duty of Maintenance)** – Recommendation of \$50 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- b. ID #20769 (Duty of Maintenance)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- c. ID #19949 (Street Parking)** – Recommendation of \$25 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 #84445 (ARC Violation)** – Recommendation of \$50 weekly fine and a 30-day pool suspension until the property is brought into compliance.
- f. ID #19865 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- g. ID #19538, #17862, #17874, #23028, #18103, #22248, #21066, #70507, #18815, #54715, #20196, #17787 (Duty of Maintenance - Fascia)** – Recommendation of \$50 monthly fine and a 30-day pool suspension until the property is brought into compliance.

- h. **ID #102829, #17845, #17863, #18132, #22224, #98438, #79823, #18819, #23494, #19831, #20239 (Duty of Maintenance - Fascia)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- i. **ID #19997, #26216 (Trash Cans)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- j. **ID #19989, #21066, #19246 (Unsightly Materials)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- k. **ID #19989, #19246 (Landscape Parking)** – Recommendation of \$25 monthly fine and a 30-day pool suspension until the property is brought into compliance.
- l. **ID #20201 (Landscape Maintenance)** – Recommendation of \$25 fine, a 30-day pool suspension & a lot clean up to be scheduled no sooner than 08/21/2019 if the property is not brought into compliance by 08/20/2019.
- m. **ID #25773 (Landscape Parking)** - Recommendation of \$75 monthly fine and a 30-day pool suspension until the property is brought into compliance.

XIV. New Business:

- a. **Safety Education Meeting Request**
- b. **Office Network Cabling**
- c. **Conference Room Laptop Computer**

XV. Old Business:

- a. **Design Guidelines**

XVI. Management Report:

XVII. Adjourn to Executive Session

Continental Ranch Community Association
Board of Directors **EXECUTIVE BOARD MEETING Agenda**
At the Community Center
August 20, 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 | Rojanna Harvey |

III. Guests:

IV. Approval of August 20, 2019 Executive Meeting Agenda:

V. Approval of July 16, 2019 Executive Meeting Minutes:

VI. Owner Requests and Legal Requests

A. Violation Fine Waiver Requests

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

B. Foreclosure Requests

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

VII. Adjourn