

Continental Ranch Community Association
Board of Directors Meeting Agenda
At the Community Center
September 17, 2019 following 'Meet the Candidates Night'

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:

BOD: "I make a motion to adopt the agenda as **(presented / amended)**.

Motion by: _____ Seconded by: _____;

Discussion _____ All in favor: _____ All Opposed _____

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:

- August 5, 2019 Landscape
- August 7, 2019 Covenants
- August 8, 2019 ARC
- August 22, 2019 ARC

VII. Approval of Minutes:

- a. **August 20, 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. Requests to Board**
- a. **Community Center Rental Fee**
- X. Finance:**
- a. **Balance Sheet Report for August 31, 2019**
**Figures not available as of date agenda was published; to be presented at meeting.*
- XI. Election Committee Procedure:**
- XII. Architectural Review Committee:** No recommendations
- XIII. Landscape Committee:** No recommendations
- XIV. Covenants Committee:**
- a. **ID #84445 (ARC Violation)** – Recommendation of \$50 weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- b. **ID #25773, #20769, #17787, #27070 (Duty of Maintenance)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- c. **ID #79823, #18819 (Duty of Maintenance)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- d. **ID #17787, #17845, #17862, #17863, #18103, #18132, #22224, #22248, #21066, #18815, #54715, #20196 (Duty of Maintenance - Fascia)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- e. **ID #25773 (Landscape Parking)** – Recommendation of \$100 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- f. **ID #19949 (Street Parking)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- g. **ID #19997, #67065 (Trash Cans)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
- h. **ID #19865 (Trash Cans)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

XV. New Business:

- a. Paint Maintenance Community Center Curbs
- b. Office Computer Workstations Replacements

XVI. Old Business: None

XVII. Management Report:

XVIII. Adjourn to Executive Session

Continental Ranch Community Association
Board of Directors EXECUTIVE BOARD MEETING Agenda
At the Community Center
September 17, 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 September 17, 2019 Executive Meeting Agenda:

V. Approval of August 20, 2019 Executive Meeting Minutes:

VI. Owner Requests and Legal Requests

A. Late Fee Waiver Requests

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

B. Violation Fine Waiver Requests

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

C. Foreclosure Requests

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

VII. Adjourn