

Continental Ranch Community Association

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

Covenants Committee Meeting September 4, 2019 Minutes

I. **Call to Order:** 6:03 P.M at the **Windmill Park Office**

- II. **Roll Call :** *Present:* Peggy Bracken (Chair)
 Bill Cicala
 Jim Lindley
 Ryan Egea (Management Representative)
 Catherine Gutierrez (Management Representative)
- Absent:* Marilyn Stimpson (Excused)
 John Occhi (Excused)

III. **Guests:** Jim Lindley

- I. **September 4, 2019 Agenda** approved by MOTION (Cicala/Bracken); unanimously approved.
- II. **August 7, 2019 Minutes** approved by MOTION (Cicala/Bracken); unanimously approved.
- III. **Board Actions from the August 20, 2019 BOD meeting:**

All Covenants Committee recommendations approved by consent agenda

IV. **Management Report:**

- A. Show of VMS reports
- B. Calls made to homeowners
- C. Total trash cans observed
- D. Lot clean ups

V. **Unfinished Business:**

1. Account #84445 (ARC Violation) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
2. Accounts #25773, #20769, #17787, #27070 (Duty of Maintenance) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
3. Accounts #79823, #18819 (Duty of Maintenance) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
4. Accounts #17787, #17845, #17862, #17863, #23028, #18103, #18132, #22224, #22248, #21066, #18815, #54715, #20196 (Duty of Maintenance - Fascia) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
5. Account #20389 (Inoperable Vehicle) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$100 weekly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
6. Account #25773 (Landscape Parking) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$100 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
7. Account #19949 (Street Parking) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
8. Account #19997 (Trash Cans) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

9. Account #19865 (Trash Cans) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.
10. Account #21066 (Unsightly Material) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

VI. New Business

1. Account #67065 (Trash Cans) MOTION (Cicala/Bracken) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance; unanimously approved.

VII. Next Meeting Date

October 2, 2019 - 6:00 P.M. at the **Windmill Park Office**

VIII. Meeting adjourned at 6:30 P.M.

Respectfully Submitted,
Ryan Egea for HOA Management Solutions