

# Continental Ranch Community Association

## Board of Directors Meeting Agenda

At the Community Center

November 17, 2020 following Organizational Meeting

### I. Call to Order

### II. Roll Call

1<sup>st</sup> Vice-President

Peggy Bracken

2<sup>nd</sup> Vice-President

Bill Dawes

Secretary

Doug Childress

Treasurer

Rojanna Harvey

Director at Large

Bill Cicala

Director at Large

Eric Krueger

Director at Large

Connie DeLarge

### 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.*

- October 1, 2020 ARC
- October 5, 2020 Landscape
- October 7, 2020 Covenants
- October 15, 2020 ARC

### VII. Approval of Minutes:

- a. October 20, 2020 Board Meeting Minutes

### VIII. Homeowner Forum: Participation numbers are found on the table next to the sign-in sheets.

*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: None

**X. Finance:**

**a. Balance Sheet Report for October 31, 2020**

Operating Cash	\$611,732.36
Total Cash Reserve	\$1,152,456.49
Accounts Receivable	\$60,517.42
Other Assets	\$135,927.96
Pre-Paid Income Tax	\$1,197.00
Pre-Paid Insurance	\$2,600.00

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October 31, 2020 Total Assets	\$1,964,431.23
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**b. Annual Financial Audit**

**XI. Architectural Review Committee:** No recommendations

**XII. Landscape Committee:** No recommendations

**XIII. Covenants Committee:**

- a. **ID #84445 (ARC Violation)** – Recommendation of \$100 weekly fine & 30-day pool suspension until the property is brought into compliance.
- b. **ID #42873 (ARC Violation)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- c. **ID #17702 (Duty of Maintenance)** – Recommendation of \$100 monthly fine & 30-day pool suspension until the property is brought into compliance.
- d. **ID #18132, #27070 (Duty of Maintenance)** – Recommendation of \$100 weekly fine & 30-day pool suspension until the property is brought into compliance.
- e. **ID #18390 (Duty of Maintenance)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.
- f. **ID #19264 (Duty of Maintenance)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- g. **ID #18132, #18132, #19778 (Duty of Maintenance)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- h. **ID #18068 (Unsightly Material)** – Recommendation of \$100 monthly fine & 30-day pool suspension until the property is brought into compliance.
- i. **ID #19640, #18489 (Unsightly Material)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.
- j. **ID #98440 (Unsightly Material)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- k. **ID #18492, #19740 (Trash Can)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- l. **ID #18388 (Inoperable Vehicle)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.

- m. **ID #19582 (ARC Violation)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- n. **ID #19507, #78794, #17811, #18714, #18714, #19264 (Duty of Maintenance)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- o. **ID #18080, #22532 (Unsightly Material)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- p. **ID #26410 (Landscape Maintenance)** – Recommendation of a \$25 fine, a 30-day pool suspension, and a lot clean up to be scheduled no sooner than 11/18/2020 if the property is not brought into compliance by 11/17/2020.
- q. **ID #21095, #25887 (Landscape Parking)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.

**XIV. Old Business:** None

**XV. New 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 Community Center  
November 17, 2020 following the Board Meeting

- I. Call to Order**
  
- II. Roll Call:**

1 <sup>st</sup> Vice-President	Peggy Bracken
2 <sup>nd</sup> Vice-President	Bill Dawes
Secretary	Doug Childress
Treasurer	Rojanna Harvey
Director at Large	Bill Cicala
Director at Large	Eric Krueger
Director at Large	Connie DeLarge
  
- III. Approval of November 17, 2020 Executive Meeting Agenda:**
  
- IV. Approval of October 20, 2020 Executive Meeting Minutes:**
  
- V. Owner Requests and Legal Requests**

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(3) & (5).

  - A. Violation Fines Waiver Request**
  
- VI. Legal Updates**

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

  - A. RV Variance**
  
- VII. Adjourn**