

Continental Ranch Community Association

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

Covenants Committee Meeting December 2, 2020 Minutes

- I. **Call to Order:** 6:00 P.M at the **Windmill Park Office**
- II. **Roll Call:** *Present:* Peggy Bracken (Chairperson)
Bill Cicala
Tim Weiler
Connie DeLarge
Rick Brown (Excused)
Bill Dawes (Board Liaison)
J.J. Velarde (Management Representative)
- III. **Guests –** Kim Moya
- IV. **Approval of the December 2, 2020 Agenda** (approved by MOTION (Weiler/DeLarge)
- V. **Approval of the November 4, 2020 Minutes** (approved by MOTION (Weiler/DeLarge)
- VI. **Board Actions from the November 17, 2020 board meeting:**
All Covenants Committee recommendations approved by consent agenda.
- VII. **Management Report:**
 - A. Show of VMS reports
 - B. Calls made to homeowners
 - C. Total trash cans observed
 - D. Lot clean ups
- VIII. **Unfinished Business:**
 1. Account #84445 (ARC Violation) MOTION (Cicala/Dawes) Covenants Committee recommends to the Board a \$100 weekly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
 2. Account #42873 (ARC Violation) MOTION (Weiler/Cicala) Covenants Committee recommends to the Board a 30-day extension until 01/06/2021. Unanimously approved.
 3. Account #17702 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$50 weekly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
 4. Accounts #18132, #27070 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$100 weekly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
 5. Account #18390 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$75 monthly fine & a 30-day pool suspension (starting March 1, 2021) until the property is brought up to compliance. Unanimously approved.
 6. Accounts #19264, #18132, #18132 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.

7. Accounts #19507, #18714, #18714, #19264 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
8. Account #18068 (Unsightly Material) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$50 weekly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
9. Account #19640 (Unsightly Material) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$100 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
10. Account #98440 (Unsightly Material) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
11. Account #19740 (Trash Cans) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
12. Account #18388 (Inoperable Vehicles) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$100 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
13. Account #25887 (Landscape Parking) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought up to compliance. Unanimously approved.

IX. New Business:

1. Accounts #18055, #59828, #101689 (ARC Violation) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
2. Accounts #26978, #18447, #19407 (Duty of Maintenance) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
3. Account #105251 (Trash Cans) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
4. Account #19237 (Trailer) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board an extension until 01/06/2020 to submit documents to ARC. Unanimously approved.
5. Account #19699 (Trailer) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 weekly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.
6. Accounts #25446, #18930, #103065 (Landscape Parking) MOTION (Cicala/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension (starting March 1, 2021) until property is brought into compliance. Unanimously approved.

X. Next Meeting Date: January 6, 2021 @ 6:00 P.M. at the Windmill Park Office

XI. Adjournment: 6:55 P.M.