

# Continental Ranch Community Association

## Board of Directors Meeting Agenda

At the Community Center

March 16, 2021 at 6:45 P.M.

### I. Call to Order

### II. Roll Call

President

Peggy Bracken

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

Bill Cicala

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

Bill Dawes

Secretary

Doug Childress

Treasurer

Rojanna Harvey

Director at Large

Connie DeLarge

Director at Large

Fred Fisher

### 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.*

#### **Acknowledge Meeting Minutes:**

- February 1, 2021 Landscape
- February 3, 2021 Covenants
- February 4, 2021 ARC
- February 18, 2021 ARC

### VII. Approval of Minutes:

- a. February 16, 2021 & February 24, 2021 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. Homeowner Requests:**
  - a. Front Yard Tree Swing
  - b. Playground Improvement

**X. Finance:**

**a. Balance Sheet Report for February 28, 2021**

Operating Cash	\$433,856.77
Total Cash Reserve	\$1,202,579.94
Accounts Receivable	\$63,160.77
Other Assets	\$130,412.96
Pre-Paid Income Tax	\$1,147.00
Pre-Paid Insurance	\$2,600.00

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February 28, 2021 Total Assets	\$1,833,757.44
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**XI. Architectural Review Committee:**

- a. Committee Membership
- b. Revisions to Design Guidelines
  - A. Driveway
  - B. Walls
  - C. Flag Poles
  - D. ~~Garage Addition~~
  - E. Guest Residence

**XII. Landscape Committee:**

- a. Long Creek Landscaping
- b. Annual Landscape Granite Replenish

**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 \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- c. **ID #18055, #59828, #42873 (ARC Violation)** – Recommendation of a \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- d. **ID #18132 (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 \$100 monthly fine & 30-day pool suspension until the property is brought into compliance.
- f. **ID #19264, #18132, #18132 (Duty of Maintenance)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.

- g. **ID #18714, #18714, #19264 (Duty of Maintenance)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- h. **ID #20598, #20910, #17971 (Duty of Maintenance)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- i. **ID #19740 (Trash Cans)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.
- j. **ID #103065 (Landscape Parking)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- k. **ID #19778 (Landscape Parking)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- l. **ID #105619 (Landscape Maintenance)** – Recommendation of a \$25 fine, 30-day pool suspension & lot clean up scheduled no sooner than 03/17/2021 if the property is not brought into compliance by 03/16/2021.
- m. **ID #18055, #18055 (ARC Violation)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- n. **ID #19967, #18017, #25483, #20158, #24947 (Duty of Maintenance)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- o. **ID #22935 (Duty of Maintenance)** – Recommendation of an extension until 04/07/2021.
- p. **ID #20851 (Inoperable Vehicle)** – Recommendation of a \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- q. **ID #20067, #67071, #105756, #19699, #105293, #18046 (Trailer)** – Recommendation of a \$75 weekly fine & 30-day pool suspension until the property is brought into compliance.

**XIV. Old Business:** None.

**XV. New Business:**

- a. **Saguaro Aquatics Swim Lessons**
- b. **2021 Pool Monitor Budget**
- c. **Windmill Park Sport's Field Trash Can Replace**
- d. **Committee Charters & General Standards Review**

**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  
March 16, 2021 following the Board Meeting

**I. Call to Order**

<b>II. Roll Call:</b>	President	Peggy Bracken
	1 <sup>st</sup> Vice-President	Bill Cicala
	2 <sup>nd</sup> Vice-President	Bill Dawes
	Secretary	Doug Childress
	Treasurer	Rojanna Harvey
	Director at Large	Connie DeLarge
	Director at Large	Fred Fisher

**III. Approval of March 16, 2021 Executive Meeting Agenda:**

**IV. Approval of February 16, 2021 Executive Meeting Minutes:**

**V. Guests:** Clint Goodman, CRCA Attorney

**VI. Owner Requests and Legal Requests**

This portion of the meeting will be closed pursuant to A.R.S. 33-1804(A)(1)(2)(3)(4) & (5).

**A. Violation Fine Waiver Request**

**B. Appeal of ARC Denial**

**C. Foreclosure Requests**

**VII. Legal Updates**

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

**VIII. Adjourn**