

Continental Ranch Community Association

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

Covenants Committee Meeting March 2, 2022 Minutes

I. **Call to Order:** 6:00 P.M at the **Windmill Park Office**

II. **Roll Call:** *Present:* Tim Weiler (Chairperson)
Bill Dawes (Board Liaison)
Rick Brown
Connie DeLarge
J.J. Velarde (Management Representative)

Excused: Peggy Bracken

III. **Approval of the March 2, 2022 Agenda** (approved by MOTION (Weiler/DeLarge)

IV. **Approval of the February 5, 2022 Minutes** (approved by MOTION (Weiler/DeLarge)

V. **Guests:** NONE

VI. **Board Actions from the February 15, 2021 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 (Weiler/DeLarge) Covenants Committee recommends to the Board a \$100 weekly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
2. Account #85553 (ARC Violation) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
3. Account #70509 (ARC Violation) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
4. Accounts #18132, #18132, #18132 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$100 weekly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
5. Account #19967 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$75 weekly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
6. Accounts #79801, #85559 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$50 weekly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

7. Accounts #106716, #20659 (Duty of Maintenance) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
8. Accounts #20690, #112735, #112655, #20720, #107745 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.
9. Accounts #18014, #101722, #34480 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.
10. Account #105368 (Landscape Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.
11. Account #43987 (Landscape Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension and a lot cleanup scheduled no sooner than 03/16/22 to be charged to your account if the property is not brought into compliance by 03/15/22. Unanimously approved.
12. Account #105531 (Trash Cans) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.

IX. New Business:

1. Account #20231 (ARC Violation) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
2. Accounts #32428, #108768 (Duty of Maintenance) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
3. Account #105368 (Unsightly Materials) MOTION (Weiler/Brown) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

X. Next Meeting Date: April 6, 2022 @ 6:00 P.M. at the Windmill Park Office

XI. Adjournment: 6:26 P.M.