

Continental Ranch Community Association

Board of Directors Meeting Agenda

At the Community Center

April 19, 2022 at 6:45 P.M.

I. Call to Order

II. Roll Call

President

Peggy Bracken

1st Vice-President

Bill Cicala

2nd Vice-President

Bill Dawes

Secretary

Doug Childress

Treasurer

Connie DeLarge

Director at Large

Fred Fisher

Director at Large

Brandt Smith

III. Guests: None scheduled.

IV. President's Message

V. Adopt the Agenda:

VI. Consent Agenda:

available online

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:

- March 2, 2022 Covenants
- March 3, 2022 ARC
- March 7, 2022 Landscape
- March 17, 2022 ARC

VII. Approval of Minutes:

a. March 15, 2022 Board Meeting Minutes

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

BOD reads: *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. **Community Center Pool Months of Operation**
- b. **Trim Tree in Town of Marana Wash**

X. Finance:

- a. **Balance Sheet Report for March 31, 2022**

Operating Cash	\$377,879.76
Total Cash Reserve	\$1,310,580.37
Accounts Receivable	\$49,123.15
Other Assets	\$124,897.96
Pre-Paid Income Tax	\$1,097.00
Pre-Paid Insurance	\$2,600.00
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March 31, 2022 Total Assets	\$1,866,178.24

XI. Landscape Committee:

- a. **Mesquite Grove Common Area Landscaping**

XII. 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 #20231 (ARC Violation)** – Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- c. **ID #18132, #18132, #18132, #19967, #106716 (Duty of Maintenance)** – Recommendation of \$100 weekly fine & 30-day pool suspension until the property is brought into compliance.
- d. **ID #20659, #20690, #107745 (Duty of Maintenance)** – Recommendation of \$75 weekly fine & 30-day pool suspension until the property is brought into compliance.
- e. **ID #85559 (Duty of Maintenance)** – Recommendation of \$50 weekly fine & 30-day pool suspension until the property is brought into compliance.
- f. **ID #101722 (Duty of Maintenance)** – Recommendation of \$50 monthly fine & 30-day pool suspension until the property is brought into compliance.
- g. **ID #105368 (Landscape Maintenance)** – Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.
- h. **ID #24947 (ARC Violation)** Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- i. **ID #105520, #20659, #24188, #88980, #19778, #26167 (Duty of Maintenance)** Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.
- j. **ID #23028 (Landscape Maintenance)** Recommendation of an extension until 05/04/2022.
- k. **ID #90053 (Trash Cans)** Recommendation of \$25 monthly fine & 30-day pool suspension until the property is brought into compliance.

- I. **ID #18918, #43946 (Trailer)** Recommendation of \$75 monthly fine & 30-day pool suspension until the property is brought into compliance.

XIII. Old Business:

- a. **Richmond Estates Parcel Name Change**

XIV. New Business:

- a. **Appoint Nominating Committee**
- b. **Community Center Trash Can Access**
- c. **Desert Vista Monument Wall Repair**

XV. Management Report: Provided at meeting

XVI. Adjourn to Executive Session

Continental Ranch Community Association
Board of Directors EXECUTIVE BOARD MEETING Agenda

At the Community Center
April 19, 2022 following the Board Meeting

I. Call to Order

II. Roll Call:	President	Peggy Bracken
	1 st Vice-President	Bill Cicala
	2 nd Vice-President	Bill Dawes
	Secretary	Doug Childress
	Treasurer	Connie DeLarge
	Director at Large	Fred Fisher
	Director at Large	Brandt Smith

III. Approval of April 19, 2022 Executive Meeting Agenda:

IV. Approval of March 15, 2022 Executive Meeting Minutes:

V. Guests: None scheduled.

VI. Owner Requests and Legal Requests:

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

A. Violation Fine Waiver Requests

B. Late Fee Waiver Requests

VII. Other:

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

A. Goodman Holmgren Violation Notice

VIII. Adjourn