

# Continental Ranch Community Association

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

## Covenants Committee Meeting

### April 6, 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  
Peggy Bracken  
Connie DeLarge  
J.J. Velarde (Management Representative)
- III. **Approval of the April 6, 2022 Agenda** (approved by MOTION (Weiler/DeLarge))
- IV. **Approval of the March 2, 2022 Minutes** (approved by MOTION (Weiler/DeLarge))
- V. **Guests:** Alex Mackay
- VI. **Board Actions from the March 15, 2022 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
  - E. Board Actions
- 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 #20231 (ARC Violation) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
  3. Accounts #18132, #18132, #18132, #19967 (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.
  4. Account #79801 (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.
  5. Account #106716 (Duty of Maintenance) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$100 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

6. Accounts #20659, #20690, #107745 (Duty of Maintenance) MOTION (Weiler/Bracken) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.
7. Account #101722 (Duty of Maintenance) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.
8. Account #105368 (Landscape Maintenance) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension if property is not brought into compliance. Unanimously approved.

**IX. New Business:**

1. Account #24947 (ARC Violation) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
2. Accounts #105520, #20659, #24188, #88980, #19778, #26167 (Duty of Maintenance) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
3. Account #23028 (Landscape Maintenance) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board an extension until 05/04/2022. Unanimously approved.
4. Account #90053 (Trash Cans) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
5. Accounts #18918, #43946 (Trailer) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$75 weekly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

**X. Next Meeting Date: May 4, 2022 @ 6:00 P.M. at the Windmill Park Office**

**XI. Adjournment: 6:50 P.M.**