

Continental Ranch Community Association

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Landscape Committee Meeting – September 9, 2024

Minutes

I. Call to Order 6:34 P.M. at the Windmill Park Office

II. Roll Call: *Present:* **Doug Childress (Chairperson)**
 Alexis Stern
 Clement DeLarge (Board Liaison)
 Larry Lemieux
 Patrick Chamblee
 Lori Wuollet (Mgmt. Representative)

III. Approval of September 9, 2024 Meeting Agenda approved by motion (Stern/Lemieux).

IV. Approval of August 5, 2024 Meeting Minutes approved by motion (Lemieux/Stern)

V. Guests:

VI. AAA Landscape: Mr. Valencia, Account Manager for CRCA's landscape maintenance was in attendance; Mr. Valencia provided monthly status report; noted the crew was preparing for overseeding the lawn areas and seed was ordered for Windmill Park already in bulk and requested approval for any additional areas of turf that will need overseed this year.

MOTION (Lemieux/Stern) to not overseed any pocket parks for the winter season of 2024. Unanimously approved.

MOTION (Childress/Stern) to overseed the monument turf. Unanimously approved.

AAA reported the crew is working hard on trimming the trees but there are several trees that now need additional trimming at the top to prevent falling of the trees in any upcoming storms. AAA will provide a proposal on tree top trimming starting with the trees most in need. The 4G card will be installed next week and was delayed by backorder. The bleachers area will be raised and completed at the end of the week. Mr. Valencia was excused from the meeting after he provided his report.

VII. Management Report: Ms. Wuollet reported that AAA Landscape completed the above-mentioned items in their report. Proposals from AAA were received for the Sierra Point monument, pocket parks, stump grinding, overseeding and one valve replacement. Irrigations leaks were repaired on Twin Peaks near Palm Canyon and a dead oleander was removed off Twin Peaks and Clover. Brijer Resources removed the stump located at Carefree/Silverbell, however the trees behind 6764 W Alegria Dr., as well as two others that have fallen in the same area, are still unable to be removed because of the wet wash areas. Once the wash has dried so the chipper can get back there, the work will be completed. AAA is still working on a proposal to replenish all Continental Ranch common areas. An update on the Tucson Water rebate for desert landscaping was provided and will be discussed further on the agenda. The Board approved the Landscape

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committee to research the proposal received for a dog park. Representatives from the Dog Park group were present, and their proposal was discussed in detail. Additional research is needed, and the Committee will continue to research the proposal.

- VIII. Year to Date Budget Review:** the year-to-date budget was included in the packet for review.
- IX. Board Actions:** At their August 20, 2024, meeting, the Board approved forwarding the request for a Dog Park in Continental Ranch to the Landscape Committee for further research.
- X. Unfinished Business:**
- A. Irrigation replacement map along Twin Peaks - AAA Landscape**
 - Map was received and reviewed by the committee. Request for a bid on valve replacement west of Coachline. **MOTION (Lemieux/Childress)** to ask AAA for a bid to replace the valves west of Coachline along Twin Peaks similar to what was done East of Coachline on Twin Peaks. Unanimously approved.
 - B. Sierra Point Monument proposal - AAA Landscape**
 - Bid received from AAA. The committee would like to change a few items on the bid and requested AAA resubmit the bid after changes are made.
 - C. Erosion repair at Idle Wild/Long Creek proposal – PointsWest Environmental.**
 - Idle Wild Dr.: Proposal received from PointsWest. Discussion ensued. **MOTION (Childress/Lemieux)** to accept the proposal from PointsWest to correct the erosion at Idle Wild/Long Creek NTE: \$1750.00. Unanimously approved.
 - D. Stump Grind proposal - AAA Landscape**
 - Proposal received from AAA to remove/grind stumps from trees that were removed due to storm damage. One location was already removed. **MOTION (Lemieux/ Childress)** to accept the proposal from AAA to remove/grind stumps proposed except the stump located at Carefree/Silverbell which has already been removed, NTE: \$1965.00. Unanimously approved.
 - E. Pocket Park Turf conversion proposal - AAA Landscape**
 - Discussion ensued
- XI. New Business:**
- A. Valve replacement (Blandford/Coachline) proposal - AAA Landscape**
 - Request received from AAA that valve is leaking at Blandford/Coachline and needs replacement. **MOTION (Lemieux/ Childress)** to approve replacement of the valve located at Blandford/Coachline NTE: \$150.00. Unanimously approved.
 - B. Overseed of lawn areas – AAA Landscape**
 - Discussed during AAA Landscape report
 - C. Dog Park Proposal**
 - Discussed in depth during the Management report. Request to obtain information from Attorney and Insurance prior to next discussion.
 - D. Tucson Water turf rebate program pre-site visit to property**
 - Status of program was provided and a pre-site visit with Tucson Water has been requested. Committee members Lemieux and DeLarge will attend the visit on October 3, 2024 between 8 AM and 10 AM.
- XII. Next meeting date: October 7, 2024, at 6:30 P.M. at the Windmill Park Office.**
- XIII. Meeting adjourned at 8:27 PM.**

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