

Continental Ranch Community Association

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

Covenants Committee Minutes April 02, 2025 Agenda

- I. **Call to Order:** 5:56 P.M at the **Windmill Park Office**
- II. **Roll Call:**
 - Tim Weiler (Chairperson)
 - Brandt Smith (Board Liaison) Excused
 - Peggy Bracken
 - Connie DeLarge
 - Bob Thomas (Excused)
 - Liz Landeros, (Management Representative)
- III. **Approval of April 02, 2025 Agenda**
- IV. **Approval of March 05, 2025 Minutes**
- V. **Guests:** Don Miller
- VI. **Board Actions from March 18, 2025, Board Meeting:**

All Covenants Committee recommendations approved by consent agenda.
- VII. **Management Report:**
 - A. Show of VMS Reports
- VIII. **Unfinished Business:**
 - A. Accounts #20571, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$100 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
 - B. Account #20597, (Duty of Maintenance) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
 - C. Account #20622, (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.
 - D. Account #115059, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
 - E. Account #101722, (Duty of Maintenance) MOTION (Weiler/DeLarge) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
 - F. Account #120100, (Duty of Maintenance) MOTION (Weiler/Bracken) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
 - G. Account #83033, (Duty of Maintenance) MOTION (Weiler/DeLarge) Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

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- H. Account #109830, (Duty of Maintenance) MOTION (Bracken/ Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- I. Account #114993, (Duty of Maintenance) MOTION (Bracken/ Weiler) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved
- J. Account #101719, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved
- K. Account #19682, (Duty of Maintenance) MOTION (Bracken/Weiler) Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved
- L. Account #116774, (Architectural Approval) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved
- M. Account #105620, (Unsightly Materials) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$50 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved
- N. Account #23033, (Landscape Maintenance) MOTION (Bracken/Weiler) Covenants Committee recommends to the Board a \$75 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- O. Account #24225, (Inoperable Vehicle) 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

IX. New Business:

- P. Account #27090, (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.
- Q. Account #21166, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- R. Account #25404, (Duty of Maintenance) MOTION (DeLarge/Bracken) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- S. Account #17727, (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.
- T. Accounts #19389, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- U. Accounts #24225, (Duty of Maintenance) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.
- V. Accounts #107857, (ARC Approval) MOTION (Bracken/DeLarge) Covenants Committee recommends to the Board a \$25 monthly fine & 30-day pool suspension until property is brought into compliance. Unanimously approved.

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- X. **Next Meeting Date: May 07, 2025 @ 6:00 P.M. at the Windmill Park Office**
- XI. **Adjournment: 6:28 pm**