

**SCOTTSDALE RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS' MEETING**

June 28, 2016

Held at the Scottsdale Ranch Community Association Conference Room
10585 N. 100th Street, Scottsdale, AZ 85258

Members

Present:	Matt Metz	President
	Michael Breslin	Vice President
	Barbara Sarwar	Secretary
	Ray Texeira	Director
	Aarash Daroodi	Director

Members

Absent:	Mike Nelson	Treasurer
	Brian Munson	Director

Staff Present:

Kathe Barnes	Executive Director
Sonja Perez	Homeowner Liaison
Gabby Weiss	Architectural Liaison

Others

Present:	Harold & Linda Weiss	9886 E Cinnabar Ave
	Laura Fettig	9848 E Cinnabar Ave
	Jim Caciola	Verizon Representative
	Joe Dawson	10080 E Mtnview Lake Dr #204

Call to Order:

Matt Metz called the regular meeting to order at 4:30 p.m. and called the roll of the Directors. A quorum of Directors was present.

Homeowner's

Forum: No Comments

Approval of

Minutes: **MOTION:** It was moved and seconded to approve the open session minutes from the May 24, 2016 board meeting as presented and the executive session minutes from the June 23, 2016 executive board meeting. Motion passed.

Architectural:

Weiss Appeal – 121-0091
Harold Weiss discussed the impact he felt the approved addition to 121-0091 would have to his property.

MOTION: After review and discussion, it was moved and seconded to uphold the Architectural Committee's approval of the addition. Motion passed.

(Harold Weiss, Linda Weiss, Laura Fettig and Gabby Weiss left the meeting.)

Appr'd *Barbara Sarwar* Date 8/28/16

Verizon Cell Site: Verizon Representative, Jim Caciola, discussed current and previous options for the installation of the cell tower that included the use of SRCA yard space. The board concurred a tower is necessary and stated it is up to Verizon to work with the surrounding neighbors on an acceptable plan.

MOTION: After review and discussion, it was moved and seconded that SRCA would lease the maintenance yard space for their cell site equipment with a stipulation on the Executive Director would negotiate the lease rate. Motion passed.

(Jim Caciola and Joe Dawson left the meeting)

Finance:

May 2016 Financials

MOTION: After review and discussion, it was moved and seconded to accept the May 2016 financial reports for file and audit. Motion passed.

Property & Liability Insurance Renewal

MOTION: After review and discussion, it was moved and seconded to approve the insurance renewal as presented. (Exhibit "A") Motion passed.

President's Report:

Ratification of the Code of Conduct Modifications

MOTION: After review and discussion, it was moved and seconded to approve the Code of Conduct as presented with the inclusion of SRCA employees based on review and consent of the Association's HR attorney. (Exhibit "B") Motion passed.

Adoption of Complaint Management Procedure

MOTION: After review and discussion, it was moved and seconded to adopt the Policy for Handling Complaints against Board Members, Committee Members, the Executive Director, and Other Association Employees. (Exhibit "C") Motion passed.

Establishing Two Criteria for Board Candidates and Committee Members

MOTION: After review and discussion, it was moved and seconded to adopt a policy requiring for all committee members to sign the newly adopted Code of Conduct and for potential Board candidates to submit to a felony background check at Association cost. Motion passed.

**Management
Operations:**

ElectraCraft Boat Purchase

Kathe Barnes presented information and cost from ElectraCraft for an electric powered boat. The purchase price for the boat was quoted at \$40K and is allocated in the Reserve budget.

MOTION: After review and discussion, it was moved and seconded to

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approve the purchase of the ElectraCraft 180cs 2016 model not to exceed \$40,000.00. Motion passed. Ray Texeira opposed.

Potential Fines

The Board reviewed two owner compliance issues.

• **121-0048**

MOTION: It was moved and seconded to fine the owner \$100.00 for the trash cans and \$100.00 for the cable wires. Motion passed.

• **131-0044**

MOTION: It was moved and seconded to provide the owner 30 days to make repairs to the wall and fascia and to either sod or xeriscape the grass area. If repairs are not complete within the 30 days, a fine of \$100.00 will be retroactively assessed to the account. Motion passed.

**Committee
Reports:**

Upcoming meeting and event schedules were discussed for the various committees.


New Business:

No new business

Adjournment:

MOTION: It was moved and seconded to adjourn the regular meeting at 6:06 p.m. Motion passed.

Appr'd


Date 8/23/16