

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

August 23, 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 (Telephonically)
	Mike Nelson	Treasurer
	Barbara Sarwar	Secretary
	Brian Munson	Director
	Ray Texeira	Director
	Aarash Daroodi	Director

Members

Absent: None

Staff Present:	Kathe Barnes	Executive Director
	Sonja Perez	Homeowner Liaison

Others

Present:	Bo Anderson	9709 E. Mtnvw Lake Dr. #2705 & #1714
	Malcolm Williams	9711 E Mtnview Lake Dr #1615

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: None

Potential Fines

• **251-0000**

Racquet Club Board members, Bo Andersen and Malcolm Williams, were present to discuss issues with the community's landscaping. The Board reviewed information provided by SRCA staff and the improvement timeline presented by Bo Andersen.

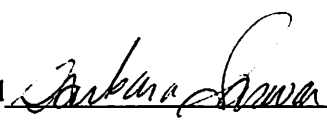
Bo Andersen and Malcolm Williams left the meeting.

MOTION: It was moved and seconded to allow 30 days for the Racquet Club to show progress in the areas of general and landscape maintenance. Failure to show progress in the 30 days will cause the Board to reevaluate the situation and determine monetary penalties. Motion passed.

Approval of

Minutes: **MOTION:** It was moved and seconded to approve the open session minutes from the June 28, 2016 board meeting as presented. Motion passed.

President's Report: Matt Metz discussed CVS plans. He stated there has been no application

Appr'd  Date 10/25/16

Scottsdale Ranch Community Association
Board of Directors' Meeting
August 23, 2016

submitted regarding rezoning and there has been no further information provided by CVS.

Finance:

June & July 2016 Financials

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

Architectural:

Revised Lighting Language for Design Guidelines

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

Mercado Signage Guidelines

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

**Management
Operations:**

Employee Handbook Updates

MOTION: After review and discussion, it was moved and seconded to approve the updates recommended for the Employee Handbook by Denise Blommel. Motion passed.

Verizon Cell Lease

Kathe Barnes negotiated a lease agreement with Verizon for \$800.00 per month for the lease ground space with a 2% annual increase. The duration of the lease is an initial 5 year term and 4 x 5 year renewals.

MOTION: After review and discussion, it was moved and seconded to approve the lease agreement. Motion passed.

Water Rights Lease

MOTION: After review and discussion, it was moved and seconded to approve the 3 year agreement to lease 60 acre-feet of ground water for \$7,200.00 per year. Motion passed.

Boat Naming

MOTION: After review and discussion, it was moved and seconded to approve the name Lady Serena for the name of the Association's new boat. Motion passed.

Potential Fines

The Board reviewed one owner compliance issue.

• **218-0085**

MOTION: It was moved and seconded to fine the owner \$100.00 if the violation is not brought into compliance within 7 days. Motion passed.

**Committee
Reports:**

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

Appr'd Barbara J. Smith Date 10/25/16

Scottsdale Ranch Community Association
Board of Directors' Meeting
August 23, 2016

New Business: No new business

Adjournment: **MOTION:** It was moved and seconded to adjourn the regular meeting at 5:40 p.m. Motion passed.

Appr'd Barbara Linn Date 10/25/16