

**SCOTTSDALE RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS' MEETING
January 26, 2021**

Held virtually via Zoom
Scottsdale Ranch Community Association
10585 N. 100th Street, Scottsdale, AZ 85258

Members

Present:	Matt Metz	President
	Michele Holzman	Vice President
	Nina Munson	Secretary
	Barbara Sarwar	Treasurer
	Alex Darroodi	Director
	Joe Dawson	Director
	Mark Shimelonis	Director

Members Absent: None

Staff Present:	Kathe Barnes	Executive Director
	Sonja Perez	Homeowner Liaison

Others Present:

Paul MacDougall	10080 E. Mountainview Lake Dr. #166
Russell Funk	10861 E. Fanfol Ln
Reid Storch	10251 N. 103 rd Pl.

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

Approval of Minutes:

MOTION: It was moved and seconded to approve the minutes of the December 15, 2020 open session meeting. Motion passed.

MOTION: It was moved and seconded to approve the minutes of the December 15, 2020 executive session meeting. Motion passed.

President's Report:

Matt Metz stated he had attended an informative webinar presented by Mulcahy Law Firm. He encouraged all Board members to attend educational classes and webinars as part of the SRCA Board's continuing education policy.

ACTION ITEMS:

Finance:

December 2020 Pre-Audit Financial

MOTION: It was moved and seconded to accept the pre-audit December 2020 financials as presented and file for audit. Motion passed.

Architectural:

Lighting Language

This topic was tabled for the February meeting.

Management Operations:

Potential Bylaw Amendments

The Board reviewed six (6) proposed amendments to the Bylaws provided by the association counsel to be added to the annual election ballot for a vote of the

membership.

MOTION: It was moved and seconded to accept amendments 1, 2, 3, 5 & 6 as presented and to request association counsel to rewrite the proposed Bylaw Amendment 4 to exclude Section 2(c), subsections (1) and (2) and only include Section 2, (a), (b), (d), (e), (f), and (g). (Exhibit "A") Motion Passed.

Potential CC&R Amendments

The Board reviewed five (5) proposed amendments to the CC&Rs provided by the association counsel to be added to the annual election ballot for a vote of the membership.

MOTION: It was moved and seconded to accept the proposed CC&R amendments as presented to be placed on the 2021 annual election ballot for a vote of the membership. (Exhibit "B") Motion Passed.

SRCA Reopening Update

Kathe Barnes stated there will be no procedural changes at this time for staff or association amenities as the state Covid -19 cases remains high. Reopening will continue to be re-evaluated each month.

**Committee
Reports:**

Architectural – Michele Holzman stated the committee was receiving 5-8 submittals for review every 2 weeks along with the numerous staff approvals that are being done. Michele mentioned the committee needs more members with a background in architectural design.

Communications – Nina Munson reported the meeting scheduled for 1/26/2021 was postponed to provide an opportunity for the committee to review the SRCA homeowner portal before meeting again. Kathe stated she is working to get the Caliber accounting software to integrate with eUnify.

Election Committee – Kathe stated we would be scheduling a committee meeting to review the ballot and homeowner letter.

Finance – Barbara Sarwar stated the next committee meeting was scheduled for 2/11/2021 to review the annual financial audit.

Lake – Kathe stated the lake cove dredging is scheduled for 2/8/2021.

Governmental – Mark Shimelonis stated there was nothing new to report.

New

Business:

The Board discussed possible maintenance of the gang mailboxes in five (5) of the SRCA sub-divisions without sub associations. Staff to gather more information for discussion at a future meeting.

Adjournment:

MOTION: It was moved and seconded to adjourn the regular meeting at 5:36 p.m. Motion passed. The board went into Executive Session to review advice from legal counsel and discuss personnel issues.