

**SCOTTSDALE RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS' MEETING
March 25, 2025**

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

Members

Present:

Matt Metz	President
David Specht	Vice President
Mike Breslin	Treasurer (in at 4:35 pm)
Ron Auerbach	Director
Louba Rapoport	Director (via Zoom)
Nina Munson	Secretary

Member Absent:

Director

Staff Present:

Kathe Barnes	Executive Director
Kathy Diab	Homeowner Liaison

Others Present:

Paul MacDougall	10080 E. Mtnview Lake Dr. #166 (Via Zoom)
Michele Mullane	9818 E. Ironwood

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 February 25, 2025, Open Session meeting

Motion passed.

HOMEOWNERS' FORUM:

None

PRESIDENT'S REPORT: Matt Metz reminded the board of the upcoming Annual Meeting on April 3, 2025 at 6:00 pm.

FINANCE:

Financials

MOTION: It was moved and seconded to accept the 2024 Annual Audit as presented by Gregg Buter, CPA of Butler Hansen as no issues or problems were noted.

Motion passed.

MOTION: It was moved and seconded to accept the January and February 2024 Financials and file for audit.

Motion passed.

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Finance Committee Member Application:

MOTION: It was moved and seconded to accept Michele Mullane as a member of the Finance Committee.

Motion passed.

Kathe Barnes updated the Board about the sale of the Water Rights. It was discussed what projects can be completed with the extra funds.

Management Operations:

Entryway Monuments

Kathe Barnes updated the Board that the final permits were received from the City of Scottsdale for the Monument Signs. Demolition of existing signs is set to begin mid-April and completion of the signs by the end of May. The electricity will be added in June/July. The installation of the plant material will wait until cooler weather in September.

Committee Reports:

Architectural – Louba Rapoport is considering applying to be on the committee. Oleander discussion will be in the next meeting.

Communications – They had a meeting on March 11, 2025. Metrics for usage of the website was discussed and will continue to be monitored.

Community Leadership – There will be a Lunch and Learn on March 31, 2025 at 11:30 a.m. The guest speaker will be Charles Sellers. David Specht is searching for ways to encourage more sub association board members to join these meetings.

Finance – Nothing new to report,

Governmental - Nothing new to report.

Lake – Committee had to wait on completing the fish condos due to weather. The Fishing Derby and Lake Festival will be on April 5, 2025.

Social – Nothing new to report.

AD-HOC Light Pollution Committee- They had a meeting on March 24, 2025. They had a guest speaker come that discussed “Smart Lighting” as well as lumens. Another meeting is scheduled in three weeks.

New Business:

None

Adjournment:

MOTION: It was moved and seconded to adjourn the regular meeting at 5:05 p.m. Motion passed.