

**North Ranch Community Association  
Board of Directors Meeting**  
March 24th 2010 6:00 PM  
Nanini Library

**Minutes**

**Call to Order** The meeting was called to order at 6:05 PM

**Roll Call**

President Earl Washington  
Vice President Tony Congi  
Treasurer Bill Schirmer  
Director Dan Jones  
Director Lauryne Gentzler  
Director Jim Sandrin  
All present but Director Gentzler

**Management Report:**

The rusted fence around the Thornydale small children's playground was repaired and painted. The small pool sand was changed. Common area weeds were being removed and sprayed. Costs for 2009 for office supplies, landscaping, newsletter and management were significantly lower than 2008. Treasurer Schirmer said he had received letters for weeds in years past from the prior mgmt. company and that he notified AHOME that the plant growth in his front yard were wildflowers and was thankful he didn't received a letter from AHOME.

**Financial Report:**

2009 tax returns were filed 15 March 2010. Two CDs matured and rolled over at Commerce Bank and Washington Federal, the two banks which have the highest interest rates.

Feb 2010 Income	\$88,762.00
Feb 2010 Expenses	\$58,131.00
+/-	\$30,631.00

Treasurer Schirmer said he and President Washington had spoken about the combined \$606,000.00 in NRCA accounts (operating and reserves) and said it was time for the BOD to start spending some of the money or the BOD may be criticized for accumulating the money. Treasurer Schirmer said the NRCA was doing a great job getting the biggest bang for the buck on maintenance and improvements and said that should continue.

**Old Business**

**Unauthorized Flea Market Garage Sales:** Directors Jones and Schirmer said the present rule was sufficient. President Washington said the applicable rule will remain as is for now. The issue was tabled.

**MUSD School Buses on NRCA Private Streets:** Directors Jones and Schirmer said the buses on the private streets may be picking up/dropping off students with disabilities. President Washington said he would contact MUSD about the matter.

**Association Records Storage:** President Washington will confer with the mgmt. company to begin the process of eliminating obsolete records.

## **New Business**

### **Palm Tree Feeding**

- Motion to approve Groundskeepers proposal to feed 33 date palm trees for \$1190.00 plus tax under code 8135 made and seconded. Motion carried unanimously.

### **Tennis Court Benches**

- Motion to allocate \$900.00 towards purchase of two benches for the tennis courts made and seconded. Motion carried by vote of 4-1.

### **Security Door Approved Colors**

- Motion to add bronze, copper and black as approved security door colors to Article III Section 8 of the NR ARC Rules made and seconded. Motion carried unanimously.

### **Small Pool Pump House Painting**

- Motion to approve Five Star painting proposal to paint the small pool pump house including monument walls for \$2450.00 under code 9940 made and seconded. Motion carried unanimously.

### **Approval of Minutes**

- Motion to approve 16 February 2010 minutes made and seconded. Motion carried unanimously.

Manager Centuori requested that Directors review unapproved minutes and contact the mgmt. company if typos or errors are found, prior to the meeting.

### **Adjournment**

Motion to adjourn at 7:25 PM made and seconded. Motion carried unanimously.