

**North Ranch Community Association
Board of Directors Meeting
May 20, 2009 South Pool**

Call to Order 6:02 PM

Roll Call

Bill Schirmer - President - Present
Tony Congi - Vice President -Present
Earl Washington - - Treasurer/Secretary - Present
Mike Holly - Director - Absent
Dan Jones – Director – Present
Lauren Gentzler – Director - Present

President's Message

President Schirmer welcomed Board Director Laura Gentzler to the meeting. Schirmer also commented due to the recent resignation of Director Jake Gillengerten there is a vacancy on the North Ranch Board. Any homeowner wishing to join the Board should notify any Board member or the Management Company.

Management Report

Chris Centuori informed the Board it appears properties are again selling in North Ranch. 8 properties have been transferred in the last 30 days. This has resulted in the collection of transfer fees, collection of violation fines and additional assessment income. Centuori also reported work is progressing on the renovation of the tennis courts

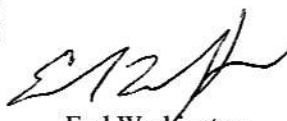
New Business

- *April 22, 2009 BOD Meeting minutes were approved by a vote of 5 – 0.
- *After discussion a motion to accept contract proposal in the amount of \$4050.00 with Ground Effects Landscaping for the remaining 7 corners abutting Cactus Canyon passed by a vote of 5 – 0. Funds will be charged under Account 8105.
- *After discussion, a motion to accept contract proposal as amended with AHOME passed by a vote of 5 -0. Contract will become effective August 1, 2009 and remain in effect for 1 year.
- *After discussion, a motion to authorize installation of bird deterrent devices for the 9 light poles in the tennis court area passed by a vote of 5 – 0. Funds will be charge under Account 9930.
- *After discussion, a motion to authorize an advance of \$1000.00 to AHOME for the purpose of repairing entry system of pool areas passed by a vote of 5 – 0. AHOME to provide proper documentation for expenditure to North Ranch Board.
- * Next Board meeting scheduled for June 24, 2009 6PM South Pool.

Finance Report as of April 30, 2009

Assessment Income	36439
Other Income	9275.68
Total Income	45714.68
Expenses	45487.53
Net +/-	227.15

Adjournment 6:52 PM


Earl Washington
Secretary NRCA