

**North Ranch Community Association
Board of Directors Meeting
May 25, 2010 6:30PM
Oro Valley Library**

MINUTES

Call to Order

The meeting was called to order at 6:30 PM

Roll Call

President Earl Washington
Vice President Tony Congi
Treasurer Bill Schirmer - Absent
Director Dan Jones
Director Lauryne Gentzler
Director Jim Sandrin - Absent

Catalina Vistas I Street Project

Joe White of Bates Asphalt and Duane Huff of Sunland Asphalt presented Catalina Vistas 1 asphalt repair options to the BOD and homeowners.

New Business

- Motion made and seconded to pulverize and repave Catalina Vistas 1. Motion carried unanimously.

- Motion made and seconded to accept proposal from Bates Asphalt to pulverize and repave Catalina Vistas 1. Motion carried unanimously.

- Motion made and seconded to appoint owners Katie Walter and Zack Blair to the NRCA Board of Directors. Motion carried unanimously. Walter and Blair's term of office ends at the 2013 Meeting of the Members.

- Motion made and seconded to extend the AHOME contract until November 2010. Motion carried unanimously.

- Motion made and seconded to approve the April 27, 2010 BOD meeting minutes.

Old Business - Single Trash Hauler Discussion

President Washington reiterated the NRCA attorney's legal opinion which said a single trash hauler is not enforceable without amending the CCRs, which requires a 66% vote of the homeowners, or 474 votes. The item has been tabled.

Management Report

Planters around the big pool were manicured by landscapers. The magnolia trees were fed and look great. New shower heads installed at pool and all painting of the small pool pump house has been completed. Additional bird exclusions installed on the tennis court lights. A home was broken into and damaged on Windwalker Trail. No new tagging on common walls.

Monthly Financial Report

The financial report was sent to the BOD. Owners or director with questions should contact Linda Grimes of AHOME. Any owner wishing to review the financials should contact the mgmt. company.

Committee Reports

Pool and Recreation Committee – Dan Jones

New pool company Cabana Boy met with the Pools and Recreation Committee and was very impressive. Cabana Boy is working to adjust his schedule to provide maximum coverage, especially on the weekend. Repairs to the cool deck are also being explored.

Architectural – Dan Jones

The committee is caught up on all paint requests. An owner who requested a variation in a painting request has decided to conform to the approved scheme.

Homeowner Comments

Owners attending the meeting participated in question and answer and deliberations during the asphalt discussion.

Adjournment

Motion made and seconded to adjourn the meeting at 9:10 PM. Motion carried unanimously.