

Minutes

ESTATES AT CIENEGA CREEK PRESERVE COMMUNITY ASSOCIATION BOARD OF DIRECTORS MEETING

DATE: March 13, 2019
TIME: 6:00 p.m.
LOCATION: Rincon Valley Fire Station #1

CALL TO ORDER: Jerry Sarkozi called the meeting to order at 6:01 p.m.

ROLL CALL:

Present: Jerry Sarkozi, President
Scott Grissett, Vice President
Tieann Blackburn, Treasurer/Secretary

MANAGEMENT: Sylvie McAdams, Association Manager, Cadden Community Management
MINUTE TAKER: Sylvie McAdams

HOMEOWNERS PRESENT:

Nick and Marcia Roth (Lot #20)

QUORUM:

At least two (2) Board members must be present. Quorum was met with three (3) members present.

APPROVAL OF MINUTES:

The Board reviewed the minutes. **Motion:** A motion was made by Jerry Sarkozi, and seconded, to approve the minutes of the December 12, 2018 Board meeting as written. Scott abstained from voting as he did not attend this meeting and could not approve or disapprove these minutes. The motion passed.

PRESIDENT REPORT:

Jerry had nothing to report at this time.

Financial for the Period ending February 28, 2019

Operating Balance:	\$11,228.08
Reserve Balance	\$34,954.98
Delinquent Assessments:	\$1,371.00
Pre-Paid Assessments:	\$501.60

MOTION: A motion was made by Jerry Sarkozi, and seconded, to approve the February 2019 Financials as presented. The motion passed unanimously.

ARCHITECTURAL REPORT:

The following ARC request was submitted and approved since the last meeting:

Lot #44 – Exterior Painting

OLD BUSINESS:

None at this time.

NEW BUSINESS:

Gate Maintenance – Discussion ensued about the condition of some of the gates in the community. Some have not been maintained in many years, with rotting wood and/or frames are rusting. Jerry will compose a notice to all homeowners in the community, indicating that many gates are due for maintenance, and will provide suggestions/products for maintenance. This topic will be on the June agenda and if gate repairs are not resolved by then, discussion will ensue about sending violations letters.

Painting of all building on sites when a painting request is submitted – When violation letters are mailed out about homes that need to be painted, it will be required that the pony wall in front of the house, garage door(s), and any additional buildings on site (for example, sheds) need to be painted at the same time. Sylvie will be sending out violation letters on March 14, 2019 for homes that need to be painted. Deadline to finish painting will be before July 31, 2019. Anyone who does not comply by this deadline will be invited to a Hearing in September.

QUESTIONS/COMMENTS FROM MEMBERS:

Nick Roth brought up the following topics:

- Two vehicles were broken into on Manhead Lookout Drive; one was locked, the other was not. Nick inquired if we had heard anything about this. We had not, and Sylvie had not heard anything happening at the HOA just north of this community.
- There was a dead animal on the pathway (that runs along Camino Loma Alta) for a few days. This pathway is maintained by Pima County. Nick called the Pima Animal Control Center to remove the animal. They would not remove the animal, and stated that “mother nature would take over” which did happen.

- Nick wants to install new windows and a spiral staircase to a deck. An ARC form and the Design Guidelines will be emailed to him.

NEXT SCHEDULED MEETING:

Wednesday, June 12, 2019 at 6:00 p.m. at the Rincon Valley Fire Station #1, 8850 S. Camino Loma Alta.

ADJOURNMENT:

Motion: A motion was made and seconded to adjourn at 6:42 p.m. to go into Executive Session per ARS 33-1804(A)(3). The motion passed unanimously.