

**MINUTES**  
**The Estates at Cienega Creek Preserve Community Association**  
**2011 ANNUAL MEETING**

December 12, 2011

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Rincon Valley Fire Department

CALL TO ORDER

Bob Sanchez called the Annual Meeting of the Estates at Cienega Creek Preserve to order at 6:31 p.m.

ROLL CALL

Donald Finlayson 2013	Present
Frank Shannon 2011	Present
Bob Sanchez 2012	Present
Open	

PROOF OF CALL

Kim Kelly of Adam LLC stated that the meeting notices and ballots were mailed to all property owners on November 23, 2011.

ESTABLISHMENT OF QUORUM

A quorum of 15% of the homeowners was present.

WELCOME AND INTRODUCTIONS

All current Directors were present.

READING AND APPROVAL OF THE 2010 ANNUAL MEETING MINUTES

Motion by Bob Sanchez was made to waive reading of minutes and to approve the minutes as submitted with a second by Donald Finlayson. Motion carried.

TREASURER'S REPORT FOR 11 MONTHS

Bob Sanchez reported on Income/Expenses and the Balance Sheet for 11 months of 2011. Motion was made by Mac Finlayson to accept report as presented and seconded by Frank Shannon.

A motion was made by Mr. Sanchez to approve the 2012 HOA Budget that was presented and reviewed by the Board. Mr. Finlayson seconded the motion which was unanimously accepted by the Board.

COMMITTEE REPORTS

**ARCHITECTURE:** Mac Findlayson stated that homeowners should be mindful of any roof coating work done especially with patio roofs that are visible to other homeowners and need to be done in Tan not white. Also, exterior color changes have to be approved by the ARCH committee.

LANDSCAPING: Rescued Barrel Cactus were planted at both entrance ways. Mac and Bob purchased a dozen Barrels from the Tucson Cactus and Succulent Society and delivered them to the property. Our landscape maintenance company, Indigenous, planted the barrels.

#### ELECTION OF NEW BOARD DIRECTOR

- A. Slate was presented and introduced. One candidate was running for re-election, Frank Shannon.
- B. Teller was appointed from the membership in attendance to count the ballots.
- C. Election – 15 ballots were submitted.
- D. Frank Shannon was re-elected. The addition of a new Board member as a write-in candidate, Jim Matczynski, was also elected. Both members will serve a 3-year term.

#### NEW BUSINESS

Plans for 2012 include additional landscape work at both entranceways. Current ECCP Capital Items are slated to include Ramada's, exterior of perimeter wall facing Colossal Cave Road, Trails, Railings, the Irrigation System at the Heart Break Ridge culvert, and Mailboxes.

A Resolution was presented by Mr. Sanchez to change banking from US Bank to Alliance Bank (the Banks) for the Estates of Cienega Creek Preserve HOA. The Resolution was voted and carried unanimously by the Board. Kim Kelly was directed to handle the transition with the Banks to ensure a smooth transition. Bank Cards and resolutions were signed and provided to Kim Kelly.

Next years Board Meetings will be on February 6, May 21, October 22, with the Annual meeting scheduled for December 10.

#### ADJOURNMENT

Bob Sanchez made a motion to adjourn the meeting at 7:30 p.m. Donald Finlayson seconded the motion and it was carried.

  
Frank Shannon - President

  
Mac Finlayson - Vice-President

  
Robert Sanchez - Secretary/Treasurer