

The Estates at Cienega Creek Preserve Community Association Board of Directors Meeting Agenda

Date: April 16, 2025
Time: 6:00PM
Location: Virtual Meeting via Webex Meeting

Please Join the Estates at Cienega Creek Preserve Community
Association Board of Directors Meeting from your computer, tablet, or
smartphone

Meeting link:

<https://caddencommunitymanagement-194.webex.com/meet/aenos>

Meeting number:

2309 180 4732

Join by phone

+1-650-479-3208 Toll

Access code: 23091804732

CALL TO ORDER

ROLL CALL

Board of Directors:	Jerry Sarkozi, President Scott Grissett, Vice President Joseph Dragun-Bianchi, Treasurer/Secretary
Management Representatives:	Alexis Enos, Cadden Community Management
Minute Taker:	Alexis Enos, Cadden Community Management

QUORUM (Requirement is two (2) directors) A quorum of the Board of Directors must be present to conduct a lawful meeting.

APPROVAL OF MEETING MINUTES (Pages 3-5)

MOTION: To approve February 19, 2025 Board of Directors Meeting minutes.

REPORTS

- President Report
- Treasurer Report

Financial Report for the period ending January 2025: (Pages 6-13)

- Bank Balance.....\$28,446.83
- Reserve Balance.....\$7,130.77
- Reserve-Alliance Bank 6M APY 4.25% 01/31/2025.....\$5,212.83
- Reserve-Alliance Bank 12M APY 4.50% 1/31/2025.....\$10,450.13
- Reserve-Alliance Bank 24M APY 4.25% 1/31/2026\$10,425.47
- Reserve-Alliance Bank 36M APY 4.00% 1/31/2027.....\$5,200.18
- Delinquent Assessments.....\$1,732.19
- Prepaid Assessments.....\$2,737.32

Financial Report for the period ending February 2025: (Pages 14-21)

• Bank Balance.....	\$25,411.16
• Reserve Balance.....	\$8,551.62
• Reserve-Alliance Bank 6M APY 4.25% 07/31/2024.....	\$5,228.55
• Reserve-Alliance Bank 12M APY 4.50% 1/31/2025.....	\$10,480.83
• Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$10,458.85
• Reserve-Alliance Bank 36M APY 4.00% 1/31/2027.....	\$5,212.86
• Delinquent Assessments.....	\$1,467.73
• Prepaid Assessments.....	\$2,962.32

Financial Report for the period ending March 2025: (Pages 22-29)

• Bank Balance.....	\$23,772.75
• Reserve Balance.....	\$9,262.73
• Reserve-Alliance Bank 6M APY 4.25% 07/31/2024.....	\$5,246.00
• Reserve-Alliance Bank 12M APY 4.50% 1/31/2025.....	\$10,514.92
• Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$10,495.91
• Reserve-Alliance Bank 36M APY 4.00% 1/31/2027.....	\$5,233.27
• Delinquent Assessments.....	\$1,340.82
• Prepaid Assessments.....	\$5,169.31

MOTION: To approve the financial reports for January through March 2025 as submitted.

- Architectural Review Committee
 - Lot 22-
 - Shed Addition (Second Attempt)- Denied (**Page 30-34**)
- Manager Report (**Page 35**)

NEW BUSINESS

- Republic Services Contract-Discussion
- Prospective Garbage Proposals-Discussion
- Projects/Updates for 2025

NEXT MEETING

The next meeting is tentatively scheduled for July 16, 2025 at 6:00 PM via Webex Virtual Meeting.

ADJOURNMENT

EXECUTIVE SESSION TO FOLLOW

MOTION: To adjourn the Board of Directors meeting and go into Executive Session as permitted by law (A.R.S. 33-1804(C) for planned communities or in accordance with A.R.S. 33-1248(C) Condominiums) for the following reason(s): (5) owner/member appeal or penalty.