

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

Date: July 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 Dragan-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 April 16, 2025 Board of Directors Meeting minutes.

REPORTS

- President Report
- Treasurer Report

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

- Bank Balance.....\$24,076.13
- Reserve Balance.....\$9,973.90
- Reserve-Alliance Bank 6M APY 4.25% 07/31/2025.....\$5,262.94
- Reserve-Alliance Bank 12M APY 4.50% 1/31/2025.....\$10,548.02
- Reserve-Alliance Bank 24M APY 4.25% 1/31/2026\$10,531.91
- Reserve-Alliance Bank 36M APY 4.00% 1/31/2027.....\$5,250.18
- Delinquent Assessments.....\$2,155.00
- Prepaid Assessments.....\$2,695.78

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

• Bank Balance.....	\$22,570.35
• Reserve Balance.....	\$10,685.20
• Reserve-Alliance Bank 6M APY 4.25% 07/31/2024.....	\$5,280.51
• Reserve-Alliance Bank 12M APY 4.50% 1/31/2025.....	\$10,582.33
• Reserve-Alliance Bank 24M APY 4.25% 1/31/2026	\$10,569.24
• Reserve-Alliance Bank 36M APY 4.00% 1/31/2027.....	\$5,267.71
• Delinquent Assessments.....	\$1,980.21
• Prepaid Assessments.....	\$3,381.34

MOTION: To approve the financial reports for April and May 2025 as submitted.

- Architectural Review Committee
- Manager Report (**Page 22**)

OLD BUSINESS

- Prospective Garbage Proposals-Update

NEW BUSINESS

- ARS 33-1818 Vote/Meeting- Update
- 2026 Budget-Discussion
- Projects/Updates for 2025

NEXT MEETING

The next meeting is tentatively scheduled for October 1, 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.