

# DC Ranch Association – Board of Directors

Meeting Minutes: January 10, 2022



Date/Time: Monday, January 10, 2022 Started: 6:00 p.m. / Ended: 6:58 p.m.

Location: Via Zoom

Purpose: Regular Open Meeting

Chaired By: Geoff Wilner

Recording Shannon Owsley

Secretary: Elaine Cottey

Status: Final

## Attendance:

Directors: Geoff Wilner, President; Elaine Cottey, Secretary; Sam Hawkins, Treasurer; Dr. Philip Geiger, Director; Greg Kiraly, Director; Don Matheson, Director

Absent: Stephen Koven, Vice President

Management: Michele Ray-Brethower, Executive Director  
Shannon Owsley, Executive Assistant  
Alexis Firehawk, Attorney

## Call to Order / Establishment of Quorum / Roll Call

Mr. Wilner called the meeting to order at 6:00 p.m. A quorum was established with five members present (Mr. Matheson joined shortly thereafter).

## President's Comments

Mr. Wilner thanked all residents in attendance, with a special thanks to the NVMs recognizing them for their service to the Association.

Mr. Wilner provided updates regarding the NVM Appreciation Event and Executive Session.

## Approval of Prior Meeting Minutes

Dr. Geiger motioned to approve the minutes from the December 13, 2021, board meeting and the December 13, 2021, executive session. Mr. Hawkins seconded the motion. With no further discussion, the motion passed unanimously.

## Executive Director's Report

- Westgate gatehouse repair under construction for the repairs from an accident.
- Park signage is complete in Arcadia neighborhood.
- Annual Election Timeline (see slide 8).
- Plant replacement has begun community wide (roughly 1,000 plants).
- New roses and replacement plants for Ethyl's Garden; top dress trees in park with new bark.
- 52 trees being replaced throughout the community (\$45,000)-Reserves.

- Trimming of trees in Arcadia has begun-254 streetscape and park trees.
- Develop a cost analysis of conversion of poly pipe to pvc in the common areas throughout the community, it will be a phased plan.
- Completed renovations on Sterling Estate east courtyard fountain, beginning on west fountain in January.
- Directional signage inspection to occur this first quarter.
- Addressing pot damage at Jacaranda Park; proposals for metal agave for plantings rather than hand watered plants. Weighing options on the 171 pots community wide; daily watering; best use of resources.
- Open position on Budget and Finance Committee (two members interested)
  - There is a committee meeting on January 31 – the committee will make a recommendation to the Board
- Arcadia Sissoo Tree project update.
- Sub-Association management update: Mike Wells currently serving as Community Manager; community painting project began Jan 3.
- All Team value awards to be awarded in February based on five team values (fun, professionalism, innovation, passion, and teamwork); peer-based nominations.

## **Unfinished Business**

### **Firewise Clearing Project Approval**

The Firewise Committee reviewed contractors to begin the Firewise project at Arcadia, Horseshoe, and Desert Camp. The two companies were DLC and Sun Country. The committee recommended beginning at the red defensible area of Arcadia with Sun Country for a total of 4,978 linear feet not to exceed a cost of \$40,023. The committee will check out cost-savings measures and see how they do. The next meeting will be held on February 22, 2022. Ms. Ray-Brethower will research grant availability from the State of AZ Forestry. Dr. Geiger motioned to approve the committee's recommendation. Ms. Cottey seconded the motion. With no further discussion, the motion passed unanimously.

### **Maintenance Yard Land Purchase**

Ms. Ray-Brethower presented the opportunity to purchase four acres off Legacy and 91<sup>st</sup> for \$100,000. The contract would require easement and maintenance agreements. The Ranch Association needs transaction approval from Community Council; they have agreed to waive the assessment fee. Mr. Hawkins motioned to draw the initial documents and to use capital money to purchase land. Ms. Cottey seconded the motion. With no further discussion, the motion passed unanimously.

### **Credit / Reimbursement Resolution Approval**

The Credit/Reimbursement Resolution clarifies a previous resolution regarding Sissoo tree removal for Arcadia residents and how the tree credits would be applied to homeowners' accounts. Ms. Cottey motioned to approve the revised resolution. Mr. Kiraly seconded the motion. With no further discussion, the motion passed unanimously.

## **New Business**

### Announcement of 2022 NVM's

The four new NVM's are Suzanne Miller, Andrea Brin, Kay Nadel, and Scott Roberts. There are currently 12 vacancies.

### February Board Meeting Location

The Board discussed the format for the February Board Meeting. Mr. Hawkins motioned to hold the meeting via Zoom due to the uptick in Covid cases. Ms. Cottey seconded the motion. With no further discussion, the motion passed unanimously.

## **Committee Reports**

### Firewise Committee

Dr. Geiger noted that the next committee meeting will be held on February 22, 2022, at 1 p.m. The committee will be reviewing RFPs. The first phases are Arcadia and Horseshoe. The committee needs to consider annual maintenance cost as overall pricing has increased.

## **Member Comments**

There were two resident comments on Sissoo trees.

## **Announcements**

- DC Ranch Day-January 22, 3:30 pm-5:30 pm The Homestead
- NVM orientation-January 26, 5 pm Zoom
- All outdoor seasonal décor should be removed by January 15.
- Natural Christmas trees can be dropped off for recycling at Thompson Peak Park through January 17.
- Nomination forms for Volunteer of the Year are now available, deadline for nominations is March 4.
- Next regularly scheduled Board Meeting, February 7, 6 pm Zoom

**Adjournment:** There being no further business to conduct, Mr. Wilner adjourned the meeting at 6:58 p.m.