



*The Mission of the Community Council is to facilitate a connected and welcoming community that instills pride and a sense of belonging in each DC Ranch resident. The Council's work includes visioning and facilitating initiatives that enhance residents' quality of life, serve collective interests and promote the DC Ranch brand. These benefits make DC Ranch a very special place to live.*

## DC Ranch Community Council Board of Directors BOARD MEETING

November 2, 2023 | 5:30 p.m.

Hybrid Meeting; Attendance welcome at The Homestead Community Center or via [Zoom](#)  
(All Council Board and Staff will be in person at The Homestead.)

### AGENDA

I.	Call to Order	Ethan Knowlden
II.	Establish Quorum	Ethan Knowlden
III.	Approval of Board Meeting Minutes	Ethan Knowlden
	a. September 28, 2023	
	b. October 16, 2023	
IV.	President's Report	Ethan Knowlden
V.	Staff Reports	
	a. Staff Update	Jenna Kohl
	b. Financial Report – Monthly Financials & Benefit Fee	Dee Nortman
VI.	Old Business - NONE	
VII.	New Business	
	a. Consider Approval of the 2024 Operating Budget	Elizabeth Kepuraitis
	b. Consider Approval of 2024 Council Meeting Schedule	Melissa Fuentes
	c. Consider Amendment for Trail Easement to Meet City Requirement	Jenna Kohl
VIII.	Other Comment	Ethan Knowlden
IX.	Adjourn Meeting	Ethan Knowlden

*Residents wishing to speak during the meeting are asked to submit a comment card to Melissa Fuentes prior to the start of the meeting. Residents should note whether they wish to speak on a specific listed agenda item or under Other Comment. Each resident will be acknowledged and invited to speak; comments are generally limited to 3 minutes. All residents should step to the podium to speak in person; if attending virtually, they will be unmuted and invited to speak.*

### COMMUNITY VALUES

- Sense of Community
- Healthy Lifestyles
- Artistic and Cultural Opportunities
- Diversity and Inclusiveness
- Lifelong Learning
- Family
- Environmental Stewardship
- Relationship with the Larger Community



## Staff Report | November 2023

### Finance and Administration

- *Budget Development.* The 2024 budget presented on Oct. 19 will be before the Board for finalization and adoption on Nov. 2. Staff will send out the approved budget communication to all residents and commercial property owners by the end of November.
- *Desert Camp Site Improvement Project.* Salvage and utility locate work began in mid-October. The project is under final city review and once permits are issued, construction will begin. The executive director and facilities director have focused on responding to resident inquiries. Communications continue. The tennis court use plan will be finalized and communicated by early November.
- *Groundbreaking Ceremony.* Over 75 residents and additional VIPs are registered for the event on Monday, Oct. 30.
- *Staff Recognition.* Director of Public Affairs Christine Irish has been named the recipient of Scottsdale Leadership's Drinkwater Award. This honor is awarded to a community leader who has an extensive record of community service and involvement and who represents humanitarian values. Chris was instrumental in starting Keep Scottsdale Beautiful, serves as former chair and board member of Scottsdale Arts, is a founder of The Women's Collective, and has contributed over the years in countless other selfless leadership roles. Chris will be recognized at a luncheon in December.
- *Professional Development.* In October, Jules Everson attended Phoenix Design Week, a conference produced by AIGA, the professional association for design.
- *Tour de Scottsdale.* McDowell Sonoran Conservancy reported that the Tour de Scottsdale 2024 launched on Sept. 28 with great anticipation and enthusiasm. As of Oct. 23, there were 344 registered. The Start/Finish line, Packet Pick-up, Expo and the Post-Ride Celebration will be held at WestWorld. HonorHealth has agreed to be the title sponsor of Tour de Scottsdale for the next two years. The City of Scottsdale has also agreed to support the Tour and will be assisting with some of the fixed costs of the event. Penske Corporation has agreed to come back and provide a small sponsorship as well as the Pace Car and a couple of Maserati SAG vehicles. Several local bike shops are supportive of the event and have all agreed to not only start teams but to provide participants with training rides leading up to the event. Lastly, several other Valley nonprofits are participating by signing up a team and funding raising. They are excited about how things are progressing and feel they are on target to get at least 2000 riders for the event on April 13, 2024. For more information visit [tourdescottsdale.org](http://tourdescottsdale.org)
- *Anniversaries.* Congratulations to team members that celebrated anniversaries in:
  - October: Samantha Canchola – 2 years, Devin Haggerty – 8 years
  - November: Dee Nortman – 5 years
- *The DC Ranch Team wishes the Board and residents a safe, happy, and healthy Thanksgiving holiday.*

## Events and Programs

- *DC Ranch Women's Club.* As summer sizzled down, 14 women gathered on a bus for a trip to Raven's View Wine Bar in Cave Creek. The sun dipped below the horizon while attendees sampled a wine flight, and an acoustic guitarist serenaded the gathering. In October, 29 DC Ranch women put their luck to the test at an evening of Bingo & Vino. Prizes were donated from local businesses in support of the event and over 10 ladies went home as winners.
- *Wine and Paint Night.* Twenty-one residents joined an expert painter to channel their inner artist with a hands-on exploration of the creative arts in September. Residents created a beautiful painting titled "Chasing the Sun" while they enjoyed light bites and wine.
- *Social Hour.* Social Hour continues to be a popular program with residents and consistently has a waitlist during peak season. Residents enjoyed music, light bites and beverages with neighbors. September hosted 39 residents with 2 on the waitlist and the October "Spookeasy" hosted 43 residents- some of which dressed the part!
- *Family Yoga.* In September, three resident families with multiple children attended the first Family Yoga session at The Homestead Community Center. They learned the fundamental principles of yoga poses and alignment, linked together by breath practices. Participants also had fun, enjoyed healthy snacks, and went home more connected.
- *Scottsdale Philharmonic.* In October, 18 residents traveled by bus to Phoenix to attend the first concert of the season for the Scottsdale Philharmonic. They enjoyed an afternoon of classical music. After the concert, residents mingled with the musicians.
- *Prickly Pumpkin Patch.* Fifty-three of DC Ranch's littlest residents got to pick their very own pumpkin to take home and decorate. Kids were treated to juice, cookies, festive crafts and lawn games, and a fun pumpkin patch photo-op.
- *Speaker Series: The Bizarre History of the McDowells.* Nearly 80 residents joined Len Marcisz, a legacy steward with the McDowell Sonoran Preserve, to learn about the impact of southwestern military, mining, ranching, urbanization and preservation activities on the natural resources of the McDowell Mountain area.
- *Spooky Carnival: Hometown Halloween.* This Signature Event is a highlight of DC Ranch's fall event season. Approximately 500 residents of all ages will dress up in their favorite costumes and enjoy a spooky evening at The Homestead. The carnival will be full of games, prizes, crafts photo-ops, a live band, and stilt-walker circus entertainers. The night will also include a catered dinner, desserts, and other refreshments.
- *Yappy Hour.* In October, 40 residents brought their furry friends in their favorite costumes to The Homestead and were treated to dog gelato, dog treats, and Halloween bandanas.

## Community Engagement

- *DC Ranch Gives.* In September, 19 resident volunteers of all ages packed emergency food bags for local families at the United Food Bank Mesa location. The Gives Newsletter was emailed in October to 152 recipients and included a recap of past giving opportunities, upcoming projects to sign up and register for, a callout to submit nominations for Volunteer of the Year, and a resident spotlight for Pam and Rich Anzalone. The winter donation drive begins Nov. 1 to help DC Ranch Gives collect toys for Childhelp to brighten a child's holiday season. Drop off donations at The Homestead during business hours through Dec. 15.
- *New Resident Welcome.* Neighborhood Voting Members and community volunteers continue to welcome new residents each month with welcome bags. The fall/winter themed bags

include new resident welcome information, City of Scottsdale collateral, new resident free fitness pass, logo travel mug, logo picnic blanket, and a DCR sticker. The Sunset Tour in September started at The Spot Neighborhood Grill before traveling around the community, showcasing all four Villages to new residents. The tour concluded in Upper Canyon with a sunset toast and totes filled with goodies from the local merchants.

- *DC Ranch Ambassadors.* Ambassadors are utilized a few times each month to help promote activities and happenings within DC Ranch. Ambassadors have recently helped by encouraging residents to attend and promote Spookeasy Social Hour and fall activities.
- *Resident Leadership Academy.* Applications are being accepted via [dcranch.com](http://dcranch.com) for Class IV now through Dec. 15. Please consider encouraging a resident interested in learning more about the community for this program.

## Communications

- *DCSIP Communications.* Information to residents regarding the project continued, ramping up as construction nears. The team assisted in designing an Info Sheet of commonly asked questions to ensure that residents are updated on the project details; an invitation and programs for the groundbreaking ceremony; and signage that was posted at the two centers alerting residents of Desert Camp's upcoming closure and changes to hours at The Homestead. Regular emails have gone out on topics such as the groundbreaking ceremony, alternative options for swimming, fitness and courts, how to sign up for trials, amenities available at The Homestead, etc. An email was sent to residents who live closest to Desert Camp to inform them of some initial work being done at the center and of the Council's commitment to keeping them updated throughout the project. The Communications Team has also met regularly with Haydon's communication team and is preparing ways to keep all residents informed and updated throughout construction.
- *Winter Program Guide.* The Winter guide is in design and on track to mail to residents in mid-November. The guide features programs occurring in December, January and February.
- *Community Safety Forum.* The Communications Team assisted the Ranch Association with communications and design work for the sixth annual Community Safety Forum held on Oct. 25.
- *RanchCache.* To support the launch of the new program, the Communications Team designed a logo, water bottle sticker, and are in the process of completing a "passport" that will guide residents through how to find selected locations and landmarks around DC Ranch.
- *Historic Committee.* Members of the committee wrote content and gathered information for the 25<sup>th</sup> anniversary commemorative issue of December Ranch News.

## Recreation

- *Fitness Classes.* Indoor classes *Strength & Balance*, *Yoga Basics*, and *All Levels Yoga* had 83 registrants for September and October with a total of 42 walk-ins throughout both months. *Aqua Fitness* served 17 residents September through October with a total of 13 walk-ins. In September, the dance party came to DC Ranch as Zumba made its return on Friday mornings.

- *Food Truck Night.* In September, families enjoyed a night off from cooking as Pizza Arno food truck served up the perfect slice. In addition to tasty bites, kids had a “blast” building water bottle rockets and launching them on The Homestead lawn.
- *Grapenuts Club.* The club reconvened in September as 18 resident wine enthusiasts joined together for a *Wines of Tuscany* night. All who attended provided a carefully selected bottle of Tuscan wine to share with the group, as well as facts and stories that they’ve learned about the region. In October, 15 residents tested their tastebuds for a *Which Wine is Witch? Blind Wine Tasting*. The challenge: bring a bottle of your favorite wine for others to decipher the varietal, region and character without the guiding hand of labels. In between pours, random facts and trivia questions were shared to get in the spirit of the spooky season.
- *Health & Wellness: Guided Hike.* In October, residents gathered at the Pima-Dynamite Trailhead for a hike led by multiple stewards of the McDowell Mountain Conservancy. Throughout the hike residents were taught about the local flora & fauna, invasive plants, and were able to snap pictures of a rare, crested saguaro.
- *Resident Led Card Clubs.* Hand and Foot Canasta continued to meet weekly and averaged 2-3 tables of fun. In October, 20 residents gathered for *Mah Jongg Club* and will continue to meet once a month at The Homestead.
- *Pickleball.* In September, a *Pickleball Skills Assessment* was provided based on resident requests for assistance with better understanding their skill level. A USAPA certified instructor assisted participants with one-on-one evaluations. Also in September, DC Ranch youth had the opportunity to learn a new sport with the *Youth Pickleball Clinic*. Young residents learned the proper technique for basic groundstrokes, dinks, volleys, the serve, the return of serve, as well as scoring and tactics.
- *Youth & Teen.* In October, families dusted off their creative cobwebs for DC Ranch’s first *Trunk or Treat* event. All participants were encouraged to bring their decorated car trunk full of candy while kids walked by each car gathering goodies, playing games and meeting neighbors.

## Facilities

- *Community Centers.* Residents continue to enjoy Desert Camp Community Center and its amenities. The front desk had 1,198 check-ins September through mid-October. The fitness room and pool continue to be busy. Card and game drop in use continues to be popular with 129 participants in September and October. With the weather cooling down, pickleball and tennis reservations are on the rise. Reservations for the month of September through mid-October totaled 348 for pickleball and 295 for tennis. The Facilities and Events team worked in tandem to create limited facility rental availability at The Homestead during DCSIP. To date, six rentals have been booked at The Homestead. Staff are preparing tennis courts for shared pickleball and tennis court usage and implementing new usage and reservation guidelines. The front desk staff at both community centers continue to provide residents with exceptional service and up to date DCSIP information. Staff have been relocated and schedules have been modified to accommodate the shift to The Homestead and limited amenity accessibility at Desert Camp.
- *Facility Maintenance.* The facilities maintenance team continues preparations for the DCSIP closure. A climate-controlled storage unit has been secured for furniture, technology, files and other items that will return to Desert Camp at opening. Items have been inventoried and marked for The Homestead, storage and Habitat for Humanity. Staff are busy moving

furniture, files and AV equipment as well as assisting the Events team with logistics for fall events. Staff are working with contractors to complete the Portofino light installation at The Homestead in November. Staff have selected a new pool vendor to ensure pools are maintained and to provide expertise on upcoming pool and pool decking improvements. Staff are working with Native Resources and Haydon contractors when necessary for access to electrical, plumbing and other areas as needed.

## **Public Affairs**

- *Mack Company Development.* A little good news – after pressure from DC Ranch, both Mack and the City of Scottsdale have confirmed that 91<sup>st</sup> Street, from Legacy to approximately south of the DC Ranch Corporate Center will be a designated NO TRUCK ZONE. Mack has yet to provide their third submittal to the city; once that is done and reviewed by city staff, Mack will be assigned a DRB hearing date.
- *94<sup>th</sup> and Bell Residential.* A DRB hearing date will be assigned soon. Because the developer has addressed DC Ranch's concerns, DC Ranch will speak in support of the project.
- *Dog Park.* The city is on schedule, currently finishing the final design for the area. Construction will begin next year.



## 2023 Community Council Executive Report Statistics

### Legend

- Use dash (-) for programs not scheduled that month  
**0** Use **0** if program was cancelled for another reason (low attendance,

Program Participants	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Arts and Education Performances	-	0	-	-	-	-	-	-	-	18			18
Aqua Fitness	15	15	16	20	15	11	12	10	10	7			131
Aqua Fitness Drop-in	1	0	1	2	1	4	3	3	11	2			28
Bridge Club - Social (Attendance)	4	-	-	-	-	-	-	-	-	-			4
Canasta Club (traditional)	-	-	-	-	-	-	-	-	-	-			0
Canasta Club (Hand and Foot)	56	64	46	41	26	22	17	27	23	19			341
Cookies with Mrs. Claus	-	-	-	-	-	-	-	-	-	-			0
CPR Class	-	-	-	-	-	20	-	-	-	-			20
Creative Arts Workshop	-	20	-	-	-	-	11	-	21	-			52
DC Ranch Gives (Attendance)	-	20	-	-	11	-	-	-	19	-			50
Food Truck Night (Attendance)	77	53	57	62	-	-	-	-	58				307
Grapenuts	25	25	20	9	-	-	-	-	18	15			112
Health & Wellness	30	-	-	-	-	-	18	-	-	9			57
Landscape Stroll (former Wildflower Walk)	-	-	48	-	-	-	-	-	-	-			48
Lifelong Learning	-	18	0	-	-	-	-	-	0	-			18
Card and Tile Classes (Mahj, Canasta and Bridge)	-	-	-	-	-	-	-	-	-	20			20
Fun Kits	-	-	-	-	-	7	6	-	-	-			13
Off the Ranch	-	-	-	28	-	-	-	-	-	-			28
Path & Trail Programs	-	-	-	-	-	-	-	-	-	-			0
Pickleball Club (Fri/Sun)	103	117	110	220	145	120	120	96	103				1,134
Pickleball Club (Wednesdays)	-	-	8	35	32	25	25	21	30				176
Pickleball Tournament	-	-	14	-	-	-	-	-	-	-			14
Racquet Clinics	-	-	44	56	-	-	-	-	22	-			122
Reel Deal (Attendance)	-	0	-	-	0	87	45	-	-	-			132
Spotlight Speaker Series (Attendance)	-	-	86	-	-	-	-	-	-	80			166
Strength and Balance	25	25	25	25	23	12	13	11	14	15			188
Strength and Balance (Drop In)	26	30	29	24	10	6	6	2	8	6			147
Summer Saturday	-	-	-	-	-	70	67	-	-	-			137
Sunset Tour (Attendance)	28	-	24	-	-	-	-	-	17	-			69
Tweens & Lil' Wranglers Program	-	-	-	-	-	-	-	-	-	-			0
Wet & Wild Wednesdays	-	-	-	-	-	185	125	-	-	-			310
Women's Club	26	10	34	9	14	20	0	25	16	29			183



Yoga (M/W) All Levels	14	16	12	15	9	9	6	9	8	10			108
Yoga (M/W) All Levels Drop-in	1	3	7	10	13	1	8	5	3	4			55
Yoga Basics (T/TH)	26	25	25	26	16	16	10	13	18	17			192
Yoga Basics (T/TH) Drop-In	16	12	9	13	5	6	0	3	4	10			78
Registrant Total	473	453	615	595	320	621	492	225	403	261			4,458
<b>Community Events &amp; Celebrations Participants</b>													
Adult Specialty Events	-	-	-	-	-	79	0	0	-	-			79
Back to School Bash/Bounce	-	-	-	-	-	-	-	52	-	-			52
Community Celebrations	-	-	-	-	-	-	-	-	-	-			0
Concert Series	-	-	400	200	350	-	-	-	-	-			950
DC Ranch Day	425	-	-	-	-	-	-	-	-	-			425
Eggstravaganza	-	-	-	650	-	-	-	-	-	-			650
Neighborhood Park Parties	-	-	150	120	-	-	-	-	-	-			270
Prickly Pumpkin	-	-	-	-	-	-	-	-	-	53			53
Social Hour	48	49	48	48	36	39	30	40	39	43			420
Special Celebrations	-	75	-	-	-	-	-	-	-	-			75
Spooky Carnival	-	-	-	-	-	-	-	-	-	-			0
Volunteer Appreciation Event	-	-	-	55	-	-	-	-	-	-			55
Winter Celebrations	-	-	-	-	-	-	-	-	-	-			0
Yappy Hour	32	29	-	-	-	-	-	-	-	-			61
Registrant Total	505	153	598	1,073	386	118	30	92	39	96			3,090
<b>Playhouse Theatre Participants</b>													
Audience (Attendance)	-	-	-	-	640	-	-	-	-	-			640
Auditions	61	-	-	-	-	-	-	-	-	-			61
Backstage Program/Volunteers	-	-	-	-	32	-	-	-	-	-			32
Cast Members	34	-	-	-	-	-	-	-	-	-			34
Workshops, Camps, Classes	-	-	-	-	-	-	-	-	-	-			0
Registrant Total	95	0	0	0	672	0	0	0	0	0			767
<b>Lifestyle Event Participants</b>													
Fall Charitable Event	-	-	-	-	-	-	-	-	-	-			0
Spring Charitable Event	-	-	-	-	-	-	-	-	-	-			0
Registrant Total	0	0	0	0	0	0	0	0	0	0			0
<b>Communications</b>													
DCRanch.com Real Estate Agent Listings Purchased	0	0	0	0	0	0	0	0	1	0			1
DCRanch.com Users	6,513	5,202	7,677	6,234	5,594	4,503	Not available						35,723
Emails	23	23	35	31	22	22	27	37	22	40			282
Text Messages	6	5	15	8	7	4	6	9	5	8			73
Facebook Posts	4	7	10	8	7	6	6	5	2	8			63
Instagram Posts	6	8	7	7	4	4	5	5	3	7			56
Program Guides, Postcards, Other	2	1	0	1	0	0	0	1	0	0			5
Ranch News Articles	11	13	13	13	13	12	NA	10	16	15			116



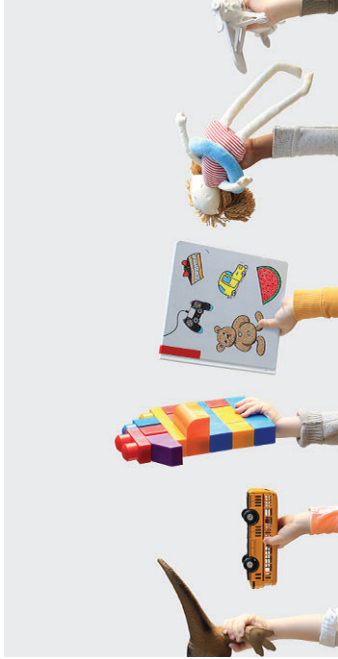
Communications Total													36,319
<b>Desert Camp Use (# of bookings)</b>													<b>Total</b>
Sponsored Club/Meetings	5	5	7	4	5	6	4	6	4	5			51
Non-Sponsored Club/Meetings	-	-	-	-	-	-	-	-	-	-			0
Drop-In Card/Game Groups (# of Tables)	38	32	33	27	26	20	17	15	17	18			243
Community Council Events & Programs	0	0	3	3	1	1	-	-	-	1			9
DC Ranch Meetings & Events	5	12	4	2	9	3	-	2	2	1			40
Sub Association Meetings	-	-	-	1	-	-	-	1	-	1			3
Fitness Center Entries (Key Fob Swipes)	3,863	3,463	3,391	2,567	1,992	1,944	2,094	2,273	1,909	1,410			24,906
Front Desk/Lobby Check-In	2,335	2,061	2,415	1,688	1,228	1,097	1,018	1,127	1,052	866			14,887
Unique Visitors	336	356	340	494	488	454	383	354	345	301			3,851
Charity Events	-	-	-	-	-	-	-	-	-	-			0
Arts & Education	-	1	-	-	-	1	2	-	-	-			4
Playhouse	-	-	-	-	-	-	-	-	-	-			0
Fitness & Wellness	8	8	12	9	7	14	12	9	9	8			96
Room & Patio Rentals	2	3	4	3	6	3	-	1	-	-			22
Pool Cabana Rentals	0	0	0	2	7	2	-	1	-	-			12
Use Total	6,592	5,941	6,209	4,800	3,769	3,545	3,530	3,789	3,338	2,611			44,124
<b>Desert Camp Drop Ins (# of people)</b>													<b>Total</b>
Card Drop Ins	167	107	136	119	98	80	47	66	63	66			949
Meetings (Club)	-	-	-	-	-	-	-	-	-	-			0
Drop Ins Total	167	107	136	119	98	80	47	66	63	66			949
<b>Desert Camp Tennis &amp; Pickleball Bookings</b>													<b>Total</b>
Tennis Court 1	151	148	140	147	103	93	75	75	73	88			1,093
Tennis Court 2	136	135	130	136	82	71	45	51	69	65			920
Pickleball #1	224	217	233	227	174	101	50	64	74	106			1,470
Pickleball #2	223	204	211	201	175	115	58	72	83	85			1,427
Court Bookings Total	734	704	714	711	534	380	228	262	299	344			4,910
<b>The Homestead Use (# of bookings)</b>													<b>Total</b>
Sponsored Club/Meetings	1	-	-	-	-	-	-	-	2	2			5
Non-Sponsored Club/Meetings	-	-	-	-	-	-	-	-	-	-			0
Community Council Events & Programs	3	-	3	5	-	2	2	3	1	6			25
DC Ranch Meetings & Events	11	7	4	5	2	8	5	6	8	7			63
Sub Association Meetings	1	1	2		-	-	1	1	-	-			6
Front Desk/Lobby Check-In	8	15	68	68		14	17	16	45	40			291
Charity Events	-	-	-	-	-	-	-	-	-	-			0
Arts & Education	-	2	-	-	-	-	1	-	2	2			7
Playhouse	3	7	7	15	8	-	-	-	-	-			40
Fitness & Wellness	23	22	29	25	26	25	24	30	26	32			262
Room & Patio Rentals	1	2	6	4	4	3	1	2	-	-			23
Use Total	51	56	119	122	40	52	51	58	84	89			722



# NOVEMBER 2023

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 All Levels Yoga Strength & Balance	2 Yoga Basics	3 Zumba Gold Kids Cuisine: Around the World	4 CPR Certification Class
5	6 All Levels Yoga Strength & Balance	7 Yoga Basics	8 All Levels Yoga Strength & Balance	9 Yoga Basics	10 Zumba Gold	11 Grapenuts: Day Trip
12	13 All Levels Yoga Strength & Balance	14 Yoga Basics	15 All Levels Yoga Strength & Balance	16 Yoga Basics Food Truck Night	17 Zumba Gold Social Hour at The Homestead	18 Women's Club: Eggstasy Dueling Pianos
19	20 All Levels Yoga Strength & Balance	21 Yoga Basics Mah Jongg Club	22 All Levels Yoga Strength & Balance	23	24	25
26	27 All Levels Yoga Strength & Balance	28 Yoga Basics	29 All Levels Yoga Strength & Balance	30 Yoga Basics Personal Safety for Hikers		

## EVENTS AND PROGRAMS



### Gives: Holiday Toy Drive

Nov. 1 – Dec. 15

Drop off at Desert Camp Community Center

A new toy or a new book can be part of a new beginning for a child who has survived abuse or neglect. Help DC Ranch Gives collect toys for Childhelp to brighten a child's holiday season.

### Kids Cuisine: Around the World

Friday, Nov. 3 | 5:30 to 8 p.m.

The Homestead

Ages 9-15 | [\\$34](#)

Young foodies will join a professional chef to prepare a tasty meal and enjoy their creations family style. Learn fun, creative recipes from China, Latin America and Italy.

### CPR Certification Class

Saturday, Nov. 4 | 8:30 a.m. to 12:30 p.m.

The Homestead

Ages 16+ | [\\$34](#)

This course will train individuals to overcome reluctance to act in emergency situations and to recognize and care for life-threatening respiratory or cardiac emergencies in children or adults. The class will cover adult, child and infant CPR, the use of an Automated External Defibrillator (AED), and first aid for choking.

### Grapenuts: Day Trip

Saturday, Nov. 11 | 9 a.m. to 5 p.m.

This program is full.

### Food Truck Night

Thursday, Nov. 16 | 5 to 7 p.m.

The Homestead

East Coast Joe's will serve their famous lobster rolls and garlic crab fries. Poky's Cocina makes a variety of fresh Mexican favorites like carne asada tacos and quesadillas.

### Social Hour at The Homestead

Friday, Nov. 17 | 5:30 to 6:30 p.m.

The Homestead

Ages 21+ | [RSVP](#)

Mingle at The Homestead for a relaxing happy hour. These casual gatherings provide a nice way to end the week and chat with friends or get to know new neighbors. Light snacks, beer and wine provided.

### Women's Club: Eggstasy

Saturday, Nov. 18 | 10 to 11:30 a.m.

Eggstasy on Market Street

Ages 21+ | [RSVP](#)

Join other DC Ranch women for lively conversation over a tasty brunch at Eggstasy on Market Street. Food and beverage is responsibility of each guest.



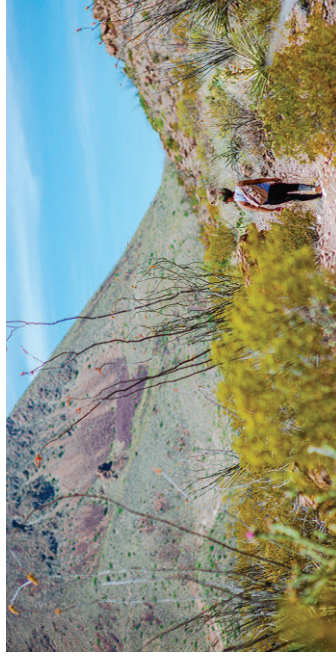
### Dueling Pianos

Saturday, Nov. 18 | 6:30 to 8 p.m.

The Homestead

Ages 21+ | [\\$23](#)

The top rated, Vegas-style Dueling Pianos experience is returning to DC Ranch for an unforgettable night. Enjoy watching performers sing and play pianos with added comedy! Residents can clap, sing along and request songs while enjoying beverages and light bites. Doors open at 6 p.m.



### Personal Safety for Hikers

Thursday, Nov. 30 | 5:30 to 7:30 p.m.

The Homestead

Ages 18+ | [\\$20](#)

Geared toward solo travelers and adventurers, the skills learned during this workshop with Safe Adventures could ultimately save a life. Topics include how to recognize red flags, create boundaries, communicate and defend, if necessary. Please wear comfortable clothing.

## FITNESS & WELLNESS

### All Levels Yoga

Monday and Wednesday | 9 to 10 a.m.

The Homestead

### Strength and Balance

Monday and Wednesday | 10:30 to 11:30 a.m.

The Homestead

### Yoga Basics

Tuesday and Thursday | 9 to 10 a.m.

The Homestead

### Zumba Gold

Friday | 10 to 11 a.m.

The Homestead

## DC Ranch Community Council Financial Highlights – Director Analysis for period ending September 30, 2023

### Summary by Fund - YTD

	<u>Operating</u>	<u>Reserve</u>	<u>Capital</u>	<u>Total CC</u>
Revenue	\$ 4,565,443	\$ 60,352	\$ 221,297	\$ 4,847,093
Expenses	3,082,446	106,090	497,776	3,686,312
<b>Operating Income/(Loss)</b>	<b>\$ 1,482,997</b>	<b>\$ (45,738)</b>	<b>\$ (276,478)</b>	<b>\$ 1,160,781</b>
Depreciation	-	-	36,040	36,040
<b>Total Income/(Loss)</b>	<b>\$ 1,482,997</b>	<b>\$ (45,738)</b>	<b>\$ (312,518)</b>	<b>\$ 1,124,741</b>
Transfers In/(Out)	(410,787)	410,787	-	-
<b>Total Surplus/(Deficit)</b>	<b>\$ 1,072,210</b>	<b>\$ 365,050</b>	<b>\$ (312,518)</b>	<b>\$ 1,124,741</b>

### Revenue

Operating revenue for September totaled \$419k, higher than budget by \$30k (8%). Year-to-date revenue is favorable to budget by \$764k (20%). Significant variances to budget include:

- Community Benefit Fees came in \$20k (20%) higher than forecast for September. Benefit Fees YTD reflect a revenue surplus of \$745k (68%).
- Assessments are slightly higher than budget due to the lots that were estimated to be subtracted for the new Ranch Association maintenance facility, which has not been finalized.
- Program Revenue YTD reflects the absence of \$50k in revenue from the spring charitable event, which has been cancelled. However, there are also corresponding cost savings resulting in no effect to the bottom line.
- Interest has a \$49k positive variance to budget YTD due to a higher rate on the ICS account (high-yield savings account that is fully FDIC insured).

### Expense

Operating expenses for September came in \$20k (5%) favorable to budget, with year-to-date expense \$262k (7%) lower than budget. Notable expense variances include:

#### Administration

- Personnel costs are \$151k lower than estimated in the budget YTD due to several open positions.
- Administrative expenses are lower than budget due to the timing of office supplies and special projects.
- Travel/Mtgs/ERR is \$14k under budget YTD due to timing of expenses for uniforms and professional development.

#### Programs

- Program expenses are favorable to budget by \$113k YTD due to cost savings for DC Ranch Day and Eggstravaganza, cancellation of the spring charitable event, and timing of recreation, communications

and community engagement program expenses. Some of these savings may go toward one-time enhancements for fall programming.

#### Facilities

- Facilities expense overall are \$12k below budget due to the timing of supply purchases and contracted service expenditures.

#### Reserve

- Reserve expenditures total \$106k so far for the year, \$173k under budget YTD due to the timing of projects, but may even out by the end of the year.
- Interest income totals \$60k YTD, which is \$33k higher than estimated due to increased rates.

#### Capital

- Capital expenditures for DCSIP are \$498k YTD.
- Depreciation expense (non-cash) totals \$36k so far for the year.
- Interest income for the capital fund is \$221k through September.

#### Balance Sheet/Cash Flow

- Operating cash on hand is equal to 5.90 months as of 9/30/2023.
- There are \$7.3 mil in capital funds and \$2.4 mil in reserve funds. Reserves are currently 88.02% funded.

#### Looking Forward

- Future escrow amounts *in progress* are as follows:

<u>Month</u>	<u>Currently in escrow</u>	<u>Budgeted Benefit Fees</u>
October 2023	\$291,745	\$131,840
November 2023	\$71,669	\$110,966
December 2023	\$212,850	\$153,725

***The Community Council is in a positive position with a \$1 mil favorable variance to the operating budget through the third quarter. Community Benefit Fees have been up and down over the course of the year, but continue to perform well against budget YTD. A transfer to the capital fund will be considered closer to year-end, now that benefit fee revenue has surpassed the annual budgeted amount of \$1.5 mil.***

# DC RANCH COMMUNITY COUNCIL

## STATEMENT OF REVENUE AND EXPENSE

For the Month and YTD Ending September 30, 2023

	September 2023			Year-to-Date			Annual
	Current Month	Budget	Budget Variance	Year to Date	Budget	Budget Variance	2023 Budget
<b>INCOME</b>							
Residential Assessments	\$ 188,301	\$ 188,301	\$ -	\$ 1,694,709	\$ 1,694,709	\$ -	\$ 2,259,612
Commercial Assessments	66,930	65,067	1,863	602,370	585,603	16,767	780,804
Community Council Benefit Fees	118,794	98,797	19,997	1,848,768	1,103,469	745,299	1,500,000
<b>Total Assessment Revenue</b>	<b>374,025</b>	<b>352,165</b>	<b>21,860</b>	<b>4,145,847</b>	<b>3,383,781</b>	<b>762,066</b>	<b>4,540,416</b>
Community Celebrations & Events	210	200	10	9,655	61,075	(51,420)	70,595
Community Programming	3,872	3,723	149	51,660	50,170	1,490	68,308
<b>Total Program Revenue</b>	<b>4,082</b>	<b>3,923</b>	<b>159</b>	<b>61,315</b>	<b>111,245</b>	<b>(49,930)</b>	<b>138,903</b>
Community Center Rentals	-	250	(250)	17,515	11,600	5,915	13,100
Resident Access	180	150	30	3,920	2,950	970	3,400
<b>Total Facilities Revenue</b>	<b>180</b>	<b>400</b>	<b>(220)</b>	<b>21,435</b>	<b>14,550</b>	<b>6,885</b>	<b>16,500</b>
Management Fee	31,420	31,420	-	282,780	282,780	-	377,040
Advertising	-	360	(360)	-	5,040	(5,040)	7,200
Interest	8,823	50	8,773	49,691	450	49,241	665
Other Income	-	-	-	4,376	3,850	526	9,076
<b>Total Other Income</b>	<b>40,243</b>	<b>31,830</b>	<b>8,413</b>	<b>336,847</b>	<b>292,120</b>	<b>44,727</b>	<b>393,981</b>
<b>Total Operating Income</b>	<b>418,530</b>	<b>388,318</b>	<b>30,212</b>	<b>4,565,443</b>	<b>3,801,696</b>	<b>763,747</b>	<b>5,089,800</b>
<b>EXPENSES</b>							
Reserve Contributions	45,643	45,643	-	410,787	410,787	-	547,716
Capital Contributions	-	-	-	-	-	-	-
<b>Total Reserve Expense</b>	<b>45,643</b>	<b>45,643</b>	<b>-</b>	<b>410,787</b>	<b>410,787</b>	<b>-</b>	<b>547,716</b>
Personnel Expenses	215,277	234,990	(19,713)	1,999,099	2,115,893	(116,794)	2,821,802
Administration	21,747	17,871	3,876	205,860	225,329	(19,469)	303,228
Travel/Mtgs/ERR	2,712	3,040	(328)	36,011	50,464	(14,453)	66,529
<b>Total Administrative Expense</b>	<b>239,737</b>	<b>255,901</b>	<b>(16,164)</b>	<b>2,240,971</b>	<b>2,391,686</b>	<b>(150,715)</b>	<b>3,191,559</b>
Community Celebrations & Events	1,483	1,481	2	144,466	209,129	(64,663)	346,282
Community Programming	6,140	11,165	(5,025)	78,629	112,465	(33,836)	144,560
Community Engagement	2,754	2,700	54	22,438	34,750	(12,312)	42,100
Communications & Public Affairs	4,680	9,621	(4,941)	44,050	46,301	(2,251)	61,210
<b>Total Program Expense</b>	<b>15,057</b>	<b>24,967</b>	<b>(9,910)</b>	<b>289,584</b>	<b>402,645</b>	<b>(113,061)</b>	<b>594,152</b>
Ranch Offices	17,248	16,765	483	154,562	154,085	477	204,380
Desert Camp Community Center	20,366	17,958	2,408	184,074	192,633	(8,559)	260,395
The Homestead Community Center	10,983	7,191	3,792	62,909	64,629	(1,720)	85,447
MS Park/P&T/Seasonal Décor	3,529	8,266	(4,737)	68,024	70,209	(2,185)	115,060
<b>Total Facilities Expense</b>	<b>52,127</b>	<b>50,180</b>	<b>1,947</b>	<b>469,568</b>	<b>481,556</b>	<b>(11,988)</b>	<b>665,282</b>
Insurance (non-EE) & Taxes	7,106	6,085	1,021	62,815	54,765	8,050	73,020
Other Expenses	4,552	1,172	3,380	19,510	13,439	6,071	18,071
<b>Total General Expense</b>	<b>11,658</b>	<b>7,257</b>	<b>4,401</b>	<b>82,324</b>	<b>68,204</b>	<b>14,120</b>	<b>91,091</b>
<b>Total Operating Expense</b>	<b>364,222</b>	<b>383,948</b>	<b>(19,726)</b>	<b>3,493,233</b>	<b>3,754,878</b>	<b>(261,645)</b>	<b>5,089,800</b>
<b>Operating Income/(Loss)</b>	<b>54,308</b>	<b>4,370</b>	<b>49,938</b>	<b>1,072,210</b>	<b>46,818</b>	<b>1,025,392</b>	<b>-</b>
Reserve Net Income/(Loss)	51,794	48,643	3,151	365,050	158,398	206,652	304,327
Capital Net Income/(Loss)	(46,200)	(3,761)	(42,439)	(312,518)	(33,849)	(278,669)	(45,132)
<b>Reserve &amp; Capital Net Income/(Loss)</b>	<b>5,595</b>	<b>44,882</b>	<b>(39,287)</b>	<b>52,531</b>	<b>124,549</b>	<b>(72,018)</b>	<b>259,195</b>
<b>Total Net Income/(Loss)</b>	<b>\$ 59,903</b>	<b>\$ 49,252</b>	<b>\$ 10,651</b>	<b>\$ 1,124,741</b>	<b>\$ 171,367</b>	<b>\$ 953,374</b>	<b>\$ 259,195</b>



# DC RANCH COMMUNITY COUNCIL

## BALANCE SHEET

At September 30, 2023

	9/30/2023	12/31/2022	Y/Y Change
<b>ASSETS</b>			
<b>OPERATING FUND</b>			
Cash	\$ 2,501,372	\$ 1,508,330	\$ 993,042
Petty Cash	500	500	-
<b>TOTAL OPERATING CASH</b>	<u>2,501,872</u>	<u>1,508,830</u>	<u>993,042</u>
<b>RESERVE FUND</b>			
Cash	682,125	603,051	79,073
Investments (Net)	1,731,424	1,469,129	262,295
<b>TOTAL RESERVE FUND</b>	<u>2,413,549</u>	<u>2,072,180</u>	<u>341,369</u>
<b>CAPITAL FUND</b>			
Cash	773,829	1,135,106	(361,277)
Investments (Net)	6,523,227	6,366,675	156,552
<b>TOTAL CAPITAL FUND</b>	<u>7,297,057</u>	<u>7,501,781</u>	<u>(204,725)</u>
Accounts Receivable (Net)	30,064	25,435	4,630
Intercompany Receivable	35,475	154,192	(118,717)
Prepaid Expenses	162,296	40,979	121,318
Operating Lease Right-to-Use Asset	199,974	199,974	-
<b>OTHER CURRENT ASSETS</b>	<u>427,810</u>	<u>420,579</u>	<u>7,231</u>
<b>PROPERTY, PLANT &amp; EQUIPMENT</b>			
Furniture & Fixtures	28,459	28,459	-
Vehicles & Equipment	184,143	164,860	19,283
Desert Camp Renovation(s)	161,479	161,479	-
Homestead Renovation(s)	110,112	110,112	-
<b>TOTAL PROPERTY, PLANT &amp; EQUIPMENT</b>	<u>484,192</u>	<u>464,909</u>	<u>19,283</u>
<i>Less Accumulated Depreciation</i>	<u>(349,399)</u>	<u>(313,359)</u>	<u>(36,040)</u>
<b>PROPERTY, PLANT AND EQUIPMENT, NET</b>	<u>134,794</u>	<u>151,551</u>	<u>(16,757)</u>
<b>TOTAL ASSETS</b>	<u><b>\$ 12,775,081</b></u>	<u><b>\$ 11,654,921</b></u>	<u><b>\$ 1,120,159</b></u>
<b>LIABILITIES</b>			
Accounts Payable	\$ 143,815	\$ 163	\$ 143,652
Intercompany Payable	-	12,702	(12,702)
Accrued Liabilities	123,907	242,288	(118,380)
Deferred Revenue	8,549	8,962	(413)
Prepaid Assessments	51,181	67,630	(16,449)
Operating Lease Right-to-Use Liability	199,974	199,974	-
Other Current Liabilities	(939)	(650)	(289)
<b>TOTAL CURRENT LIABILITIES</b>	<u>526,487</u>	<u>531,069</u>	<u>(4,582)</u>
<b>TOTAL LIABILITIES</b>	<u><b>\$ 526,487</b></u>	<u><b>\$ 531,069</b></u>	<u><b>\$ (4,582)</b></u>
<b>NET ASSETS</b>			
Reserve Equity	2,148,782	2,148,782	-
Capital Equity	7,536,183	7,536,183	-
Operating Equity	1,438,888	1,438,888	-
Current Year Profit/Loss	1,124,741	-	1,124,741
<b>TOTAL NET ASSETS</b>	<u><b>\$ 12,248,593</b></u>	<u><b>\$ 11,123,852</b></u>	<u><b>\$ 1,124,741</b></u>
<b>TOTAL LIABILITIES &amp; NET ASSETS</b>	<u><b>\$ 12,775,081</b></u>	<u><b>\$ 11,654,921</b></u>	<u><b>\$ 1,120,159</b></u>



# DC RANCH COMMUNITY COUNCIL

## STATEMENT OF CASH FLOW

Year-To-Date September 2023

### CASH FLOWS FROM OPERATING ACTIVITIES

Net Income (deficit) for period	\$ 1,124,741
Adjustments to reconcile Net Income (deficit)	
Depreciation	36,040
(Increase)/Decrease in:	
Accounts Receivable	(4,630)
Intercompany Receivable	118,717
Prepaid Expense	(106,577)
Prepaid Insurance	(14,741)
Increase/(Decrease) in:	
Accounts Payable	143,652
Intercompany Payable	(12,702)
Accrued Payroll Expenses	(41,699)
Accrued Expenses	(76,682)
Deferred Revenue	(413)
Prepaid Assessments	(16,449)
Other Liabilities	(289)

**NET CASH FROM OPERATING ACTIVITIES** **\$ 1,148,968**

### CASH FLOWS FROM INVESTING ACTIVITIES

Purchase of Property, Plant & Equipment (19,283)

**NET INCREASE (DECREASE) IN CASH** **\$ 1,129,685**

CASH, BEGINNING OF PERIOD \$ 11,082,792

**CASH, END OF PERIOD** **\$ 12,212,477**

### ADDITIONAL INFORMATION - OPERATING FUNDS REQUIREMENTS:

Per Board policy, operating funds should be between 3-6 months of budgeted annual operating expenses.

**Number of months budgeted expenses in cash, end of period:** **5.90**

Operating Cash at 9/30/23 \$ 2,501,872

Total 2023 operating budget expenses \$ 5,089,800

**MINIMUM** - Average of three months \$ 1,272,450

Amount over  
minimum

\$ 1,229,422

Amount under  
minimum

N/A

**MAXIMUM** - Average of six months

\$ 2,544,900

Amount over  
maximum

N/A

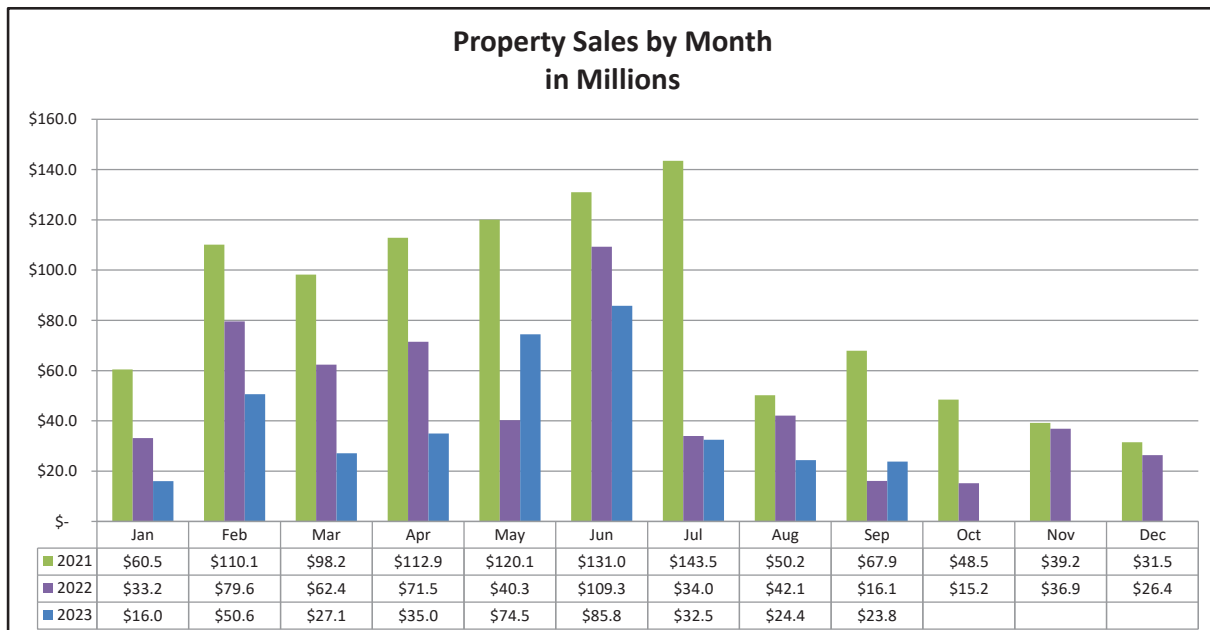
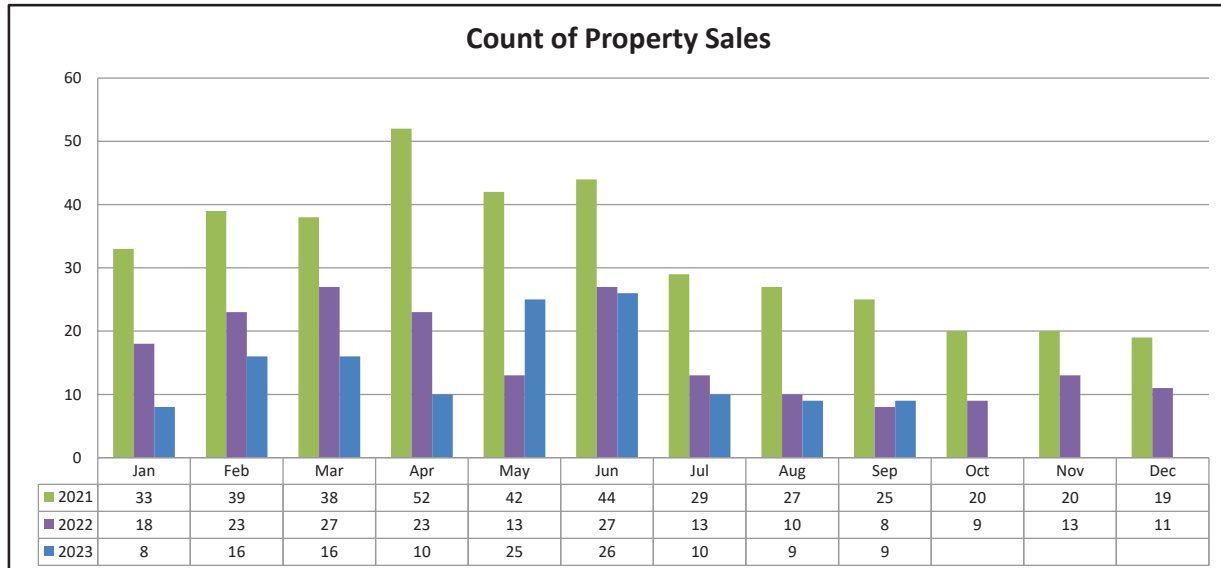
Amount under  
maximum

\$ 43,028

**DC Ranch Community Council**  
**Resale Benefit Fee Trend - September 2023**

Month	2021 Actual	2022 Actual	In Process	2023 Actual	2023 Budget	Budget Variance	Change from Prior Year
Jan	\$ 283,272	\$ 165,815	\$ -	\$ 80,113	\$ 65,696	\$ 14,417	\$ (85,702)
Feb	530,781	397,845	-	253,134	157,940	95,194	(144,711)
Mar	491,131	311,878	-	135,311	150,646	(15,335)	(176,567)
Apr	564,467	357,798	-	174,973	123,732	51,241	(182,825)
May	526,293	201,745	-	372,637	103,217	269,420	170,892
Jun	654,990	546,370	-	429,010	168,234	260,776	(117,360)
Jul	717,439	170,030	-	162,622	137,311	25,311	(7,408)
Aug	251,248	197,500	-	122,175	97,896	24,279	(75,325)
Sep	301,195	80,700	-	118,794	98,797	19,997	38,094
Oct	242,518	75,744	291,745	-	131,840	-	-
Nov	196,165	184,613	71,669	-	110,966	-	-
Dec	157,487	132,175	212,850	-	153,725	-	-
<b>Annual Total</b>	<b>\$ 4,916,984</b>	<b>\$ 2,822,213</b>	<b>\$ 576,264</b>	<b>\$ 1,848,768</b>	<b>\$ 1,500,000</b>	<b>\$ 745,299</b>	<b>\$ (580,912)</b>

Property Sale Breakdown				
Location	September	YTD	Average Price	YTD Average
PU 1 - House	3	28	\$ 1,065,667	\$ 1,148,354
PU 2 - House	2	38	\$ 2,600,000	\$ 1,548,796
PU 4 - House	1	24	\$ 2,836,800	\$ 2,957,325
Silverleaf - House	2	36	\$ 4,712,500	\$ 5,493,600
PU 4 - Land	0	1	\$ -	\$ 3,900,000
Silverleaf - Land	1	1	\$ 3,100,000	\$ 3,100,000
Commercial	0	1	\$ -	\$ 3,000,000
<b>Total/Average</b>	<b>9</b>	<b>129</b>	<b>\$ 2,639,867</b>	<b>\$ 2,866,306</b>





# DC Ranch Community Council

**To:** DC Ranch Community Council Board of Directors

**From:** Jenna Kohl, Executive Director  
Dee Nortman, Director of Financial Operations

**Date:** 10/27/2023

**Subject:** *2024 Operating Budget Proposal*

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## **Recommendation**

It is recommended that the Community Council Board approve the 2024 DC Ranch Community Council Operating Fund budget as presented.

## **Summary**

The proposed 2024 Operating Fund budget is presented to the Board for consideration and vote at the Nov. 2, 2023 Board meeting. The budget as proposed is balanced at \$5,230,725, including an assessment increase of 13% at \$9 (\$2.57 of which is for the increase to the reserve contribution), for a total assessment amount of \$78, \$15 of which is allocated to reserve.

The 2024 budget is projected to increase 2.8% over 2023 budget. The budget is lean while sustaining resident services and programs. Escalating costs due to increase in additional funding to the reserve, increases in vendor fees and supply costs, and higher costs associated with our most significant asset, personnel, necessitated an increase.

The budget is driven by board and finance committee direction, governing documents, core services, prior years' experience, strategic plans, resident input, and Reserve Fund requirements.

At the meeting, additional information and budget analysis will be presented, including details on the impact of Desert Camp renovations and expansion on operating costs; explanations of variances; and other information as requested by the board at the Oct. 19 budget workshop.

Following Board approval of a budget on Nov. 2, staff will prepare and distribute budget materials to residents (jointly with the Ranch Association) in late November.

Attachment: 2024 Proposed Operating Budget

# DC RANCH COMMUNITY COUNCIL

## 2024 Operating Budget

Proposed 11/02/2023

	2024 Budget	2023 Projected	2023 Budget	2024 Budget v. 2023 Budget
<b>INCOME</b>				
Residential Assessments	\$ 2,554,344	\$ 2,259,612	\$ 2,259,612	\$ 294,732
Commercial Assessments	882,648	803,160	780,804	101,844
Community Benefit Fees	1,500,000	2,313,459	1,500,000	-
<b>Total Assessment Revenue</b>	<b>4,936,992</b>	<b>5,376,231</b>	<b>4,540,416</b>	<b>396,576</b>
Community Events & Celebrations	25,300	20,755	70,595	(45,295)
Community Programming	83,140	68,541	68,308	14,832
<b>Total Program Revenue</b>	<b>108,440</b>	<b>89,296</b>	<b>138,903</b>	<b>(30,463)</b>
Community Center Rentals	-	17,515	13,100	(13,100)
Resident Access	1,000	4,160	-	1,000
<b>Total Facilities Revenue</b>	<b>1,000</b>	<b>21,675</b>	<b>13,100</b>	<b>(12,100)</b>
Management Fee	138,300	377,040	377,040	(238,740)
Advertising	8,280	6,210	7,200	1,080
Interest	28,613	70,691	665	27,948
Other Income	9,100	9,601	12,476	(3,376)
<b>Total Other Income</b>	<b>184,293</b>	<b>463,542</b>	<b>397,381</b>	<b>(213,088)</b>
<b>Total Operating Income</b>	<b>5,230,725</b>	<b>5,950,744</b>	<b>5,089,800</b>	<b>140,925</b>
<b>EXPENSES</b>				
Reserve Contributions	660,960	547,716	547,716	113,244
Capital Contributions	-	1,100,000	-	-
<b>Total Reserve Expense</b>	<b>660,960</b>	<b>1,647,716</b>	<b>547,716</b>	<b>113,244</b>
Personnel Expenses	2,827,270	2,669,476	2,821,802	5,468
Administration	287,909	280,875	303,228	(15,319)
Travel/Mtgs/ERR	75,120	51,851	66,529	8,591
<b>Total Administrative Expense</b>	<b>3,190,299</b>	<b>3,002,202</b>	<b>3,191,559</b>	<b>(1,260)</b>
Community Celebrations & Events	319,007	307,612	346,282	(27,275)
Community Programming	155,350	116,278	144,560	10,790
Community Engagement	70,845	33,288	42,100	28,745
Communications & Public Affairs	77,120	64,794	61,210	15,910
<b>Total Program Expense</b>	<b>622,322</b>	<b>521,972</b>	<b>594,152</b>	<b>28,170</b>
Ranch Offices	220,964	221,312	204,380	16,584
Desert Camp Community Center	227,711	236,487	260,395	(32,684)
The Homestead Community Center	81,962	84,007	85,447	(3,485)
MS Park/P&T/Seasonal Décor	112,160	106,050	115,060	(2,900)
<b>Total Facilities Expense</b>	<b>642,797</b>	<b>647,856</b>	<b>665,282</b>	<b>(22,485)</b>
Insurance (non-EE) & Taxes	90,900	84,136	73,020	17,880
Other Expenses	23,447	24,142	18,071	5,376
<b>Total General Expense</b>	<b>114,347</b>	<b>108,278</b>	<b>91,091</b>	<b>23,256</b>
<b>Total Operating Expense</b>	<b>5,230,725</b>	<b>5,928,024</b>	<b>5,089,800</b>	<b>140,925</b>
<b>Net Operating Income/(Loss)</b>	<b>-</b>	<b>22,720</b>	<b>-</b>	<b>-</b>



## BOARD OF DIRECTORS 2024 MEETING SCHEDULE

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All Board Meetings begin with a closed Executive Session at 4:30 p.m., if designated, with the meeting following at 5:30 p.m. Dates and locations are as follows:

January 25, 2024: 4:30 p.m. at The Homestead Community Center  
March 28, 2024: 4:30 p.m. at The Homestead Community Center  
May 23, 2024: 4:30 p.m. at The Homestead Community Center  
July 25, 2024: 4:30 p.m. at The Homestead Community Center  
September 26, 2024: 4:30 p.m. at The Homestead Community Center  
November 7, 2024: 4:30 p.m. at The Homestead Community Center – early due to holiday

In addition to the above meetings, the Community Council will hold **work sessions** as needed. The following have been planned:

February 22, 2024: 4:30 p.m. at Ranch Offices  
April 25, 2024: 4:30 p.m. at Ranch Offices  
June 27, 2024: 4:30 p.m. at Ranch Offices  
August 22, 2024: 4:30 p.m. at Ranch Offices  
October 3, 2024: 4:30 p.m. at Ranch Offices\*

*October 17, 2024, at The Homestead Community Center:*  
4:30 p.m. – Closed exec session for budget review, if needed  
5:30 p.m. – Public budget work session

*\*The Joint Budget Workshop with the Finance Committee is tentatively planned for this date; subject to change.*