



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 Agenda

Sept. 17, 2025 | 5:30 p.m.

Desert Camp – Trailblazer Room and [Zoom](#)

- | | | |
|-------|--|------------------------|
| I. | Call to Order
Establish Quorum
Adopt Agenda | Ron Belmont, President |
| II. | Approval of Open Meeting Minutes: May 28, 2025 (<i>no meeting in July</i>) | Ron Belmont |
| III. | President's Report
a. Governance Committee | Ron Belmont |
| IV. | Presentation of 2025 Reserve Study Findings | Tom Thompson, ARS |
| V. | Presentation of Desert Camp Follow-up Survey | Jackie Flores |
| VI. | Staff Reports
a. Staff Update | Jona Davis |
| VII. | New Business:
a. Policy 208 (Community-wide Collections Policy) | Dee Nortman |
| VIII. | Old Business: None | |
| IX. | Other Comment* | |
| X. | Adjourn Meeting | Ron Belmont |

**Residents wishing to speak during the meeting are asked to submit a comment card to Devin Haggerty 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 | ●Diversity and Inclusiveness | ●Family |
| ●Healthy Lifestyles | ●Lifelong Learning | ●Environmental Stewardship |
| ●Artistic and Cultural Opportunities | | ●Relationship with the Larger Community |



Collection Policy

Effective ____,
2025

Purpose: The purpose of this Collection Policy ("Policy") is to set forth the procedures and processes associated with collecting owner assessments and fees due and payable to DC Ranch. This policy will assist the Community Council and Ranch Association Boards of Directors and staff in their efforts to protect the community's fiscal assets by outlining procedures for collecting monetary obligations due and payable to DC Ranch by owners. This Policy supersedes and replaces all prior Collection Policies.

Scope: Monthly assessments are due and payable in full on the first day of each month. All other assessment (i.e., special assessments and specific assessments) are due and payable as determined by the Boards of Directors. All other charges including, but not limited to, late fees, interest, attorneys' fees and collection costs and fines are due as incurred. All assessments, late fees, interest, attorneys' fees and collections costs due and payable to the DC Ranch, hereinafter "dues," are subject to this policy.

Responsibility/Authority: While the Community Council has the obligation to collect assessments on behalf of the Ranch Association (per Council CC&Rs/9.14), the collection role has been delegated to Ranch Association, which cooperates with the Community Council in levying and collecting dues and assessments from the owners (per Ranch CC&Rs 7.12; Bylaws/3.17(b)).

Progression of Collection Efforts: The efforts to collect dues are to be completed as described in the following sections. Collection efforts may deviate from this Policy if recommended by legal counsel and authorized by the Boards of Directors. If a consensus cannot be reached, the Community Council Board of Directors shall prevail. Applicable attorneys' fees and costs relating to the collection efforts of an account will be applied to that owner's account at each step and at time of action.

30 Days Past Due: A rebill notice shall be sent to all owners whose accounts are deemed to be delinquent by thirty (30) days. The \$15 rebill fee will be charged to the owner's account.

60 Days Past Due: A one-time late fee of \$15 and a \$15 rebill fee (\$30 total) shall be charged to the owner's account that is delinquent by sixty (60) days. In addition, a letter will be provided to all owners whose accounts are deemed to be at least sixty (60) days' delinquent notifying the owner(s) that a "Notice of

Claim of Lien” may be recorded if the account is not paid in full within thirty (30) days from the date of the notice in compliance with applicable law.

90 Days Past Due: At such time an owner’s account is deemed to be at least ninety (90) days’ delinquent, the account may be transferred to legal counsel for further collection efforts, including but not limited to, filing a foreclosure lawsuit. Legal counsel shall record a “Notice of Claim of Lien” with Maricopa County for all owners whose accounts are deemed to be delinquent by ninety (90) days. All applicable filing fees and attorneys’ fees to record the lien will be assessed to the owner and the owner’s lot. In addition to the recording of the “Notice of Claim Lien,” the owner’s privileges such as voting and rights to use the recreational amenities will be suspended.

Allocation of Payments Received: Unless an owner otherwise directs or as otherwise authorized by law, payments received will be applied in the following order: Unpaid assessments; late charges, collection fees, attorney’s fees and costs, other unpaid fees, charges and monetary penalties, or interest and late charges on any of those amounts.

Payment Plans: Reasonable payment plans will be considered at the discretion of Community Council.



Collection Policy

Purpose: The purpose of this policy is to define the procedures and processes associated with collecting owner assessments and fees due and payable to DC Ranch. This policy will assist the Board of Directors and staff in their efforts to protect the community's fiscal assets by outlining procedures for collecting monetary obligations due and payable to DC Ranch by owners.

Scope: Monthly assessments are due and payable in full on the first day of each month. All other charges including, but not limited to, late fees, interest, collection costs and fines are due as incurred. All assessments, late fees, interest and collections due and payable to the DC Ranch Association, hereinafter "dues," are subject to this policy.

Responsibility/Authority: While the Community Council shall collect the dues on behalf of the DC Ranch Association (CC&Rs/8.6), the DC Ranch Association Board of Directors is to cooperate with Community Council in levying and collecting dues and assessments from the owners (Bylaws/3.18(b)). Legal counsel selected to enact such collection efforts shall be chosen collectively by the DC Ranch Association and Community Council.

Progression of Collection Efforts: The efforts to collect dues are to be completed as described in the following sections. Collection efforts may deviate from such schedule if recommended by legal counsel and approved by the Board of Directors. Applicable attorney fees relating to the collection efforts of an account shall be applied to that owner's account at each step and at time of action.

30 Days Past Due: A rebill notice shall be sent to all owners whose accounts are deemed to be delinquent by thirty (30) days. The \$15 rebill fee will be charged to the owner's account. Rebill notices are to be processed by the Account Receivable Specialist.

60 Days Past Due: A one-time late fee equivalent to \$15 shall be charged to the owner's account that is delinquent by sixty (60) days. A rebill notice and \$15 fee shall be sent to all owners whose account is deemed to be delinquent by sixty (60) days (\$30 total). In addition, a letter will be provided to all owners whose account are deemed to be delinquent by sixty (60) days notifying the owners that a "Notice of Claim of Lien" will be filed if the account is not paid in full within thirty (30) days from when the notice is dated. Said notice shall be processed by the Account Receivable Specialist. Pursuant to Arizona Statutes (33-1256) the notice shall contain the following statement in boldfaced font and will be sent by certified mail:

Your account is delinquent. If you do not bring your account current or make arrangements that are approved by the Association to bring your account current within thirty (30) days after the date of this notice, your account will be turned over to the Association's legal counsel for further collection proceedings, such collection proceedings could include bringing a foreclosure action against your property.

90 Days Past Due: At such time an owner's account is deemed to be delinquent by ninety (90) days, the account may be transferred to the Association's legal counsel for further collection efforts. This act shall be approved by the Executive Director from both the Community Council and Ranch Association. If a consensus cannot be reached, the Community Council Executive Director shall prevail.

- If the action is approved, the Director of Financial Operations shall be responsible for transferring all necessary information to the legal counsel.
- If the action is approved, legal counsel shall file a "Notice of Claim of Lien" with Maricopa County for all owners whose accounts are deemed to be delinquent by ninety (90) days. All applicable filing fees to record the lien will be assessed to the owner. In addition to the recording of the "Notice of Claim Lien," the owner's privileges such as voting and rental rights will be suspended. This act is to be completed by the Account Receivable Specialist.
- If the action is approved in accordance herewith, and the account exceeds \$1,000, legal counsel shall provide a pre-litigation notice to the owner upon receipt of the file. The pre-litigation notice is to outline each party's rights, state the amount due and, if applicable, describe the appropriate method of establishing a payment plan. The notice shall specifically address the owner's right to contest the debt within thirty (30) days, as well as legal counsel's right to proceed with litigation if the account is not paid or a payment plan is not entered within thirty-five (35) days. The notice is to be sent by certified mail.
- If the action is not approved, the Director of Financial Operations is to continue monitoring the account for payment and if applicable, make further recommendations on how to proceed.

Expiration of Demand Period, 125 Days Past Due & Account Exceeds \$4,000:

Thirty-five (35) days after the pre-litigation notice is mailed, if payment is not received or a payment plan has not been established and the account exceeds \$4,000, a lawsuit for a personal money judgement may be filed. An employment and asset search may be performed as a part of this function. This act shall be approved by the Executive Directors from both the Community Council and Ranch Association. If a consensus cannot be reached, the Community Council Executive Director shall prevail. Legal counsel shall be responsible for this action if such is approved.

Expiration of Demand Period, 125 Days Past Due & Account Exceeds \$6,000:

Thirty-five (35) days after the Pre-Litigation Letter is provided, if payment is not received or a payment plan has not been established and the account exceeds \$6,000, a foreclosure action may be filed by Association's legal counsel. This act shall be approved by the Board of Directors from both the Community Council and Ranch Association. If a consensus cannot be reached, the Community Council Board of Directors shall prevail. The Association's legal counsel shall be responsible for this action if such is approved. If a personal money judgment was not filed previously, such judgment shall be filed at the time of filing the foreclosure action.

Foreclosure Rights: Per Arizona Statute (33-1256), a property cannot be foreclosed upon until the owner is more than one (1) year delinquent or owes more than \$1,200 in dues, whichever occurs first.

Foreclosure Judgment: Once a foreclosure judgment is obtained, it is good for six (6) years. DC Ranch Association may ask that the Sheriff sell the property right away or may hold onto the Foreclosure Judgment and proceed at any time during the six (6) year period.

Once Foreclosure Proceedings Begin: In the event foreclosure proceedings begin the account shall be monitored internally by the Director of Financial Operations. No partial payments will be accepted unless they are part of a structured payment plan.

Foreclosure Settlement Process: In the event the home forecloses, the Board of Directors will seek guidance from its legal counsel regarding the next steps.

Allocation of Payments Received: Payments received will be applied in the following order: Unpaid assessments; attorney's fees; related collection fees; and interest.



Staff Report

September 2025 focusing on July & August

Finance and Administration

- *2026 Budget Development.* The Board will review a draft of the proposed 2026 budget during a joint work session with the Finance Committee on September 17, followed by an open budget meeting on October 22, with finalization and adoption set for November 5.
- *DC Ranch Cloud Migration:* Completed 100% of the project plan tasks related to testing, synchronization, backup of data and validation tasks for the internal Cloud Migration project set to begin in late September. We are working diligently to ensure a smooth and seamless transition as possible.
- *Improving network capabilities.* Expanded the network capabilities by port duplexing on all switches at both Desert Camp and The Homestead Community Centers to improve connectivity and reducing connection drop rates to almost 0%.
- *Anniversaries.* July: Luis Ayala – 6 years; Jeopardy La Rue - 1 year. August: Monika Truax – 10 years; Daniel Printz – 1 year.
- *Personnel.* Welcome part-time Graphic Design Coordinator, Landri Hansen, who began in August.

Events, Programs and Recreation

- *Home Sweet Home Project.* The project was relaunched in mid-August with a “Strong Foundation” sponsorship-level goal of \$40,000. To date, \$33,400 has been raised, leaving \$6,600 still needed to reach the goal.
- *Social Hour.* Each month, residents gather to enjoy music, light bites, and beverages while connecting with both new and longtime neighbors. This summer, the event’s capacity was expanded to ensure all residents could participate.
- *Fitness Classes.* Registration for July and August continued to stay strong even with residents traveling in the summer.
- *Summer Saturday.* Families brought their favorite item to Tie-Dye while they enjoyed snacks and caught up on summer plans with other neighbors.
- *Creative Arts: Summer Sangria.* Residents learned the history of wines from across the globe while making a variety of homemade sangria flavors and treats that paired well together.
- *Wet N’ Wild Wednesday.* In July, residents cooled off by the pool with popsicles in hand, surrounded by plenty of pool toys, light snacks and water games.
- *Dive-In Movie.* Residents of all ages enjoyed pool toys, light snacks and desserts as they watched Night at the Museum poolside.
- *Health and Wellness.* In July, residents relaxed with a Sound Healing class and in August enjoyed a Pilates Core Flow class.

- *Resident-Led Clubs*
 - *Women's Club.* In July, the ladies gathered at Volanti Scottsdale for appetizers and runway views, and in August, they enjoyed a Summer Social at Desert Camp to reconnect after vacation.
 - *Card & Games.* Mah Jongg, Hand and Foot Canasta and Social Bridge continue to welcome new players during the summer.
 - *Book Group.* The club paused in July and in August they read *The Berry Pickers*.
 - *Pickleball.* The club continued to play during the summer season using all four courts with smaller participation due to travel plans and high summer temperatures.

Community Engagement

- *New Resident Welcome.* Neighborhood Voting Members and community volunteers continue to welcome new residents each month with welcome bags. The summer themed bags include new resident welcome information, City of Scottsdale collateral, and a DC Ranch pool towel with Desert Camp Community Center pool information.
- *DC Ranch Ambassadors.* Ambassadors are utilized a few times each month to help promote activities and happenings within DC Ranch.

Communications

- *Fall Program Guide.* The Fall Program Guide was completed in August. The publication outlines events and programs in September, October and November. A digital version was uploaded to DCRanch.com and a limited number were printed for residents to pick up.
- *Brand Refresh and Website Redesign.* The Community Council is undertaking a brand refresh and website redesign. An RFP was distributed to 11 local companies, with 4 proposals returned. All 4 companies were interviewed, and Rule29 was selected and contracted to complete the project. The first phase, the brand refresh, will kick off in October while the second phase, the website redesign, is expected to be completed in early 2026.
- *August Ranch Roundup.* The monthly Ranch Roundup publication is emailed to residents around the 15th of each month. For the August edition, the team expanded the content to include project recaps along with photos to show residents what is happening around the Ranch. These types of project recaps will be included as needed.
- *Desert Camp Survey.* The Communications Team facilitated the Fitness and Recreation Amenities Survey in July. The follow-up survey to the Resident Demographic and Interest Survey invited residents to answer questions specifically focused on Desert Camp Community Center equipment, programming and amenities that support residents' wellness and recreation experience. The feedback collected is being used by the DC Ranch team to prioritize improvements.
- *Neighborhood Project Communications.* The Communications Team supported the Ranch Association with email and text communications about projects occurring in various neighborhoods throughout DC Ranch.

Facilities

- *Community Centers.* Throughout the summer months of July and August, both community centers continued to see a decrease in resident usage, but there were about 4,000 total

check-ins. The Homestead's utilization rate decreased as well due to the renovation closures in July and more residents traveling. However, the fitness center at Desert Camp kept up with over 6,400 check-ins throughout July and August. There were fewer pickleball and tennis court reservations in July and August due to the heat with a total of 200 pickleball reservations and about 150 tennis reservations.

- *Facility Rentals.* Both community centers have continued to see many inquiries during July and August going into the winter months. At Desert Camp, there were a total of nine rentals between July and August. The Homestead was closed for the majority of July for renovations and there was one rental in August. The rental brochures are in the process of being updated with new photos of The Homestead.
- *Facility Maintenance.* Over the past two months, the Facilities Team has remained focused on delivering high-quality maintenance services and project oversight across community spaces. Both community centers successfully completed their quarterly fire sprinkler inspections. Staff continue to work closely with Haydon Construction on warranty items.

Desert Camp Improvements

- Installed new sunshade and artificial turf at the pool
- Replaced dog drinking fountain
- Assessed HVAC performance

The Homestead Improvements

- Painted exterior and interior
- Installed new lobby flooring
- Seal coated and restriped the parking lot
- Updated kitchen space with new counter tops
- Replaced light fixtures with energy-efficient LEDs
- Replaced sod with assistance from the Ranch Association
- *Path & Trails.* Facilities partnered with specialized vendors for a comprehensive evaluation to further reduce risk and enhance safety along the system.

Public Affairs

- *DC Ranch Neighborhood Park.* The bad smell returned in late July. The city vacuumed off the algae growth on the lake and hauled it away, no complaints have come in since then.
- *Mack Company Development.* Mack Company has applied for a re-zone for part of building C to accommodate Rivian Automotive as a tenant. Chris Irish, Director of Public Affairs, will attend an Open House on Sept. 17 to learn more. Residents have also been invited to attend. Mack is expected to name other tenants soon. Chris will monitor and provide updates/recommendations to the board as needed.
- *The Legacy at DC Ranch.* A meeting between DC Ranch team members and Camelot will be held Sept. 10 to finalize details for turnover of the subdivision.
- *Thompson Peak Bridge.* Design work continues, construction on the expansion is projected to start around the first of the year.
- *Hotel at DC Ranch Crossings.* The hotel site at the south end of DC Ranch Crossings is currently in escrow, with no closing date yet established. The prospective buyer is exploring plans for a high-end boutique hotel, which would align far more closely with the DC Ranch brand than the previously proposed Fairfield Inn.



SEPTEMBER 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1	2 Yoga Basics Strength & Balance Full Body Pilates	3 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	4 Yoga Basics Strength & Balance Full Body Pilates	5 Zen Yoga Aqua Fit Lifelong Learning: Heard Museum Tour	6
7	8 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	9 Yoga Basics Strength & Balance Full Body Pilates	10 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	11 Yoga Basics Strength & Balance Full Body Pilates	12 Zen Yoga Aqua Fit Youth: Laser Tag and Game Truck	13
14	15 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	16 Yoga Basics Strength & Balance Full Body Pilates Women's Club: Loteria & Sangria	17 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	18 Gives: Group Service Project Yoga Basics Strength & Balance Full Body Pilates	19 Zen Yoga Aqua Fit	20
21	22 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	23 Yoga Basics Strength & Balance Full Body Pilates	24 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	25 Yoga Basics Strength & Balance Full Body Pilates	26 Zen Yoga Aqua Fit Social Hour	27 Sound Bath
28	29 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance	30 Yoga Basics Strength & Balance Full Body Pilates Speaker Series: Trails and Tales				

EVENTS AND PROGRAMS

Lifelong Learning: Heard Museum Tour

Friday, Sept. 5 | 9:30 a.m. to 12:30 p.m.

Departs from The Homestead

Ages 18+ | [\\$23](#)

Join a private, docent-led tour of the acclaimed Heard Museum in downtown Phoenix. Residents will explore handcrafted Native American jewelry, and a powerful display of turn-of-the-century baskets from the Basha Family Collection. Ticket includes transportation and tour.



Youth: Laser Tag and Game Truck

Friday, Sept. 12 | 5 to 7:30 p.m.

Desert Camp

Ages 7 to 14 | [\\$34](#)

Bring a friend and get ready for action-packed fun! This exciting event combines the thrill of high-energy laser tag with the ultimate video game experience in a fully equipped game truck. Pizza and soft drinks included.

Women's Club: Loteria & Sangria

Tuesday, Sept. 16 | 5 to 7 p.m.

The Homestead

Ages 21+ | [\\$12](#)

It's game on! Join other ladies in the community to play loteria, similar to bingo, and win prizes while enjoying light bites and sangria. Limited seating.

Gives: Group Service Project

Thursday, Sept. 18 | 8 a.m. to Noon

Departs from The Homestead

Ages 5+ | [\\$10](#)

Join neighbors and volunteers to build emergency food bags for United Food Bank. Transportation and a Gives shirt provided.

Social Hour

Friday, Sept. 26 | 5:30 to 6:30 p.m.

Desert Camp

Ages 21+ | [RSVP](#)

Mingle on the North Patio 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 bites, beer and wine provided.

Sound Bath

Saturday, Sept. 27 | 10:30 to 11:30 a.m.

Desert Camp

Ages 14+ | [\\$12](#)

Experience deep relaxation through the healing benefits of sound immersion. Session includes crystal singing bowls, drums, rain sticks, chimes, tuning forks, and more. Please bring a yoga mat or blanket.



Speaker Series: Trails and Tales

Tuesday, Sept. 30 | 6:30 to 7:30 p.m.

The Homestead

Ages 21+ | [RSVP](#)

Join Roger Naylor, an award-winning Arizona travel writer and Tourism Hall of Fame inductee, on a journey through Arizona's most stunning and lesser-known landscapes. His insights will inspire a deeper appreciation for the state and spark ideas for your next day trip. Light bites and beverages included. Doors open at 6 p.m.; speaker begins at 6:30 p.m.

FITNESS & WELLNESS



Zen Yoga

Monday/Wednesday/Friday | 7:30 to 8:30 a.m.

Desert Camp

Full Body Pilates

Monday/Wednesday | 9 to 10 a.m.

Tuesday/Thursday | 4 to 5 p.m.

Desert Camp

Aqua Fit

Monday/Wednesday/Friday | 9 to 10 a.m.

Desert Camp

Strength and Balance

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

Tuesday/Thursday | 10:30 to 11:30 a.m.

Desert Camp

Yoga Basics

Tuesday/Thursday | 9 to 10 a.m.

Desert Camp

No fitness classes will be held on Monday, Sept. 1 due to the holiday.



OCTOBER 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga	2 Yoga Basics Strength & Balance Full Body Pilates	3 Zen Yoga Aqua Fit Mah Jongg Made Easy Youth: Wicked Party	4 CPR Certification Class
5	6 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga	7 Yoga Basics Strength & Balance Full Body Pilates	8 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga Hiking Safety	9 Women's Club Yoga Basics Strength & Balance Full Body Pilates	10 Zen Yoga Aqua Fit Mah Jongg Made Easy	11 Beginner Pickleball Clinic Intermediate Pickleball Clinic
12	13 Community Walk Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga	14 Yoga Basics Strength & Balance Full Body Pilates Spooky Cookie Decorating	15 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga Safety Forum	16 Yoga Basics Strength & Balance Full Body Pilates Food Truck Night	17 Zen Yoga Aqua Fit Mah Jongg Made Easy Starry Night	18 Line Dancing Class
19	20 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga	21 Yoga Basics Yappy Hour Strength & Balance Full Body Pilates	22 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga Prickly Pumpkin Patch	23 Yoga Basics Strength & Balance Full Body Pilates	24 Zen Yoga Aqua Fit Mah Jongg Made Easy	25 Spooky Carnival: Ghost Town
26	27 Zen Yoga Aqua Fit Full Body Pilates Strength & Balance Restorative Yoga	28 Yoga Basics Strength & Balance Full Body Pilates Speaker Series: Trails and Tales	29 Zen Yoga Full Body Pilates Aqua Fit Strength & Balance Restorative Yoga	30 Yoga Basics Strength & Balance Full Body Pilates	31 Zen Yoga Aqua Fit Mah Jongg Made Easy	

EVENTS AND PROGRAMS

Youth: Wicked Party

Friday, Oct. 3 | 5:30 to 7:30 p.m.

The Homestead

Ages 8 to 12 | [\\$34](#)

Kids will participate in a magical evening with Elphaba and Glinda that includes Wicked-inspired karaoke, glitter tattoos, enchanting crafts, fun games, and much more! Pizza and soft drinks included.

Hiking Safety

Wednesday, Oct. 8 | 6 to 7 p.m.

Desert Camp

Ages 14+ | [RSVP](#)

Join a steward from the McDowell Sonoran Conservancy to learn important desert safety guidelines, valuable tips about the best trails and other helpful resources for exploring the Preserve.



Women's Club: Butterfly Wonderland

Thursday, Oct. 9 | 9:30 a.m. to Noon

Meet at Butterfly Wonderland

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

Wander through the enchanting serenity of Butterfly Wonderland. Ladies will enjoy a private tour of the tropical habitat while learning about the various species of butterflies and their lifecycles.

Community Walk: Silverleaf Village

Monday, Oct. 13 | 9 to 10:30 a.m.

Meet at The Homestead

All ages | [RSVP](#)

Residents will be led on a leisurely walk (about 3 miles) along a designated route to become comfortable with using the paths and trails on their own. Please wear appropriate shoes and bring a water bottle.



Spooky Cookie Decorating

Tuesday, Oct. 14 | 5:30 to 7:30 p.m.

The Homestead

Ages 21+ | [\\$34](#)

Join a master crafter from Stencil Studios to learn piping, flooding and detailing techniques to create a set of Halloween-themed sugar cookies. All supplies, beverages and light bites included.

Food Truck Night

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

The Homestead

Enjoy a night off from cooking as some of the Valley's best food trucks roll into DC Ranch! Estacion 664 will serve Mexican favorites while Rockin Rollz offers lobster rolls, sushi bowls and more.

Starry Night

Friday, Oct. 17 | 7 to 9 p.m.

The Homestead

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

Bask in celestial wonder while enjoying beverages and light bites. An expert will be on site to help residents discern constellations and planets through high-powered telescopes.

Line Dancing Class

Saturday, Oct. 18 | 5 to 7 p.m.

The Homestead

Ages 21+ | [\\$18](#)

Calling all cowboys and cowgirls for a fun-filled night of country line dancing. No partner necessary! This instructor-led class is open to all levels. Light refreshments and beverages will be served.

Prickly Pumpkin Patch

Wednesday, Oct. 22 | 4:30 to 5:30 p.m.

Desert Camp

Ages 0 to 12 | [\\$12](#)

Visit the annual pumpkin patch! Pick your own pumpkin to take home and decorate, capture a memorable photo and make a seasonal craft. Light snacks and juice provided. Children must be accompanied by an adult; no fee for adults.



Spooky Carnival: Ghost Town

Saturday, Oct. 25 | 6 to 8 p.m.

Desert Camp

All ages | Early registration [\\$12](#); regular registration [\\$15](#), Oct. 17-25

Saddle up for a hauntingly good time. Residents will step into a forgotten mining town filled with ghostly carnival games, eerie cowboys crafts, a grave digging DJ, and a catered dinner fit for the finest prospectors. Don't forget to stop by the Gold Nugget Candy Hut to strike it rich with treats!

DC Ranch receives APRA award!

The Community Council proudly brought home the prestigious Outstanding Facility Award – Communities 100,000+ from last month's Arizona Parks and Recreation Association (APRA) Conference. Desert Camp Community Center earned this honor for its exceptional contributions to health and wellness, fostering social connections, celebrating arts and culture, and advancing sustainability through the use of natural materials and energy-efficient solutions. [View video.](#)

Save the date: Community Safety Forum

Join Scottsdale Police and the Ranch Association at The Homestead on Wednesday, Oct. 15 from 6 to 8 p.m. to learn how to keep shared spaces safe for all residents. Whether using e-bikes or walking your pup, this forum will focus on responsible behavior for all users of parks, paths and trails. [RSVP](#)

Home Sweet Home

While residents' ambitious goal to fully sponsor a Habitat for Humanity home at the \$120,000 sponsorship level has changed, the community's commitment remains strong. DC Ranch has relaunched this effort at the Strong Foundation Sponsor level with a new goal of \$40,000. Residents are just \$6,600 away from reaching it, and with your help, we can get there! [Donate](#) by Sept. 30.

Open House for Mack Co. re-zone

The Mack Company has scheduled a public Open House to share information on a partial re-zoning application they have submitted to the city of Scottsdale for their warehouse project land at Pima and the 101 Freeway. Residents are encouraged to attend on Sept. 17 at 6 p.m. at the Scottsdale Marriott at McDowell Mountains. [Learn more.](#)

The zoning change, from I-1 (industrial) to C-4 (commercial) for a portion of building C, is to allow Rivian Automotive, an interested tenant, to house a service and sales center at the location. All proposed zoning changes must be approved by Scottsdale City Council. Residents will be notified of opportunities to provide input to the city as the application works its way through the city approval process.

Apply to become an NVM

Each year, Neighborhood Voting Members (NVMs) are elected by their neighbors to serve as liaisons between neighborhood residents and the Ranch Association Board of Directors. The Ranch Association holds elections each November to elect resident representatives for one-year terms. With 44 positions in total, one for each neighborhood in DC Ranch, NVMs are responsible for disseminating important information to neighbors and for casting the sole vote for the neighborhood they represent during Ranch Association Board elections. Applications are available on [DCRanch.com](#) starting Oct. 1.

Overseeding season begins

Late September and early October is an ideal time for winter turf transition. DC Ranch landscape crews will be busy overseeding and watering neighborhood parks and common areas in the coming weeks. Please observe posted signage and keep off the grass areas to allow for successful germination.



Shade sail and artificial turf installation complete

Residents visiting Desert Camp Community Center can now enjoy an additional shaded area by the pool. Artificial turf adds to the appeal with very little maintenance needed, in support of DCR2025 sustainability goals for the community.

Exterior lighting reminder

To support the conservation of dark skies and minimize light pollution near the McDowell Sonoran Preserve, the Ranch Association upholds strict lighting standards in DC Ranch. As part of these efforts, the Community Standards team is conducting a tri-annual evening canvassing on Sept. 19 to ensure compliance with the Dark Sky Ordinance and Standards for Landscape DCRL-07 Landscape Lighting guidelines.

Key landscape lighting requirements include:

- Shielded fixtures to highlight planting areas or tree trunks.
- Up-lighting limits: A maximum of three shielded fixtures for larger trees or cacti, and one for smaller cacti or shrubs.
- Brightness restrictions: Bulbs must not exceed 20 watts and 2700-3500 Kelvin, while LED lights are limited to 3 watts (warm).
- Pathway & driveway lighting: Lights should be placed asymmetrically.
- Street proximity: Fixtures must be at least 15 feet back from the curb.

Any modifications to existing landscape lighting require prior approval through the modification process. Forms can be found at [DCRanch.com](#). For specific lighting requirements in Silverleaf, contact The Ranch Office at 480.513.1500.

Living Connected

"It was the natural beauty that originally drew us to DC Ranch, but it is the close friends we have met while participating in the community programs and clubs and activities that keep us here. What a fun summer we had traveling, exploring and connecting with new DC Ranch friends." – Becky Blatnick



In case you missed it!



The Ranch Association hosted a successful Ice Cream Social for Neighborhood Voting Members (NVMs) and the Board of Directors at The Homestead last month! Many attended to enjoy cold treats indoors, creating a cool and comfortable setting for connection with fellow volunteers in the community.

'Tis the season to be decorating

It's that time of year when DC Ranch comes alive with festive lighting to celebrate the holidays ahead. Seasonal outdoor décor is permitted Oct. 1 through Jan. 15. So, unpack those boxes and get creative! While decorating is encouraged, residents should be sensitive to light and noise levels affecting any neighbors. Seasonal decor in Horseshoe Canyon and the Upper Canyon may not be placed on rooftops.

Resources available online

Ever wondered what services Community Patrol & Gate Access provide? [Click here](#) for a full listing and other important information.

COMMUNITY MEETINGS

Community Patrol & Gate Access Committee

Monday, Sept. 15 | 3 p.m. | The Ranch Office or Zoom

Community Council Board of Directors

Wednesday, Sept. 17 | 5:30 p.m. | Desert Camp or Zoom

Modification Committee

Tuesday, Sept. 23 | 2 p.m. | The Ranch Office

Ranch Association Board of Directors

Tuesday, Oct. 7 | 5:15 p.m. | Desert Camp or Zoom

Modification Committee

Tuesday, Oct. 14 | 2 p.m. | The Ranch Office

EVENTS AND PROGRAMS

Gives: Group Service Project

Thursday, Sept. 18 | 8 a.m. to Noon

Departs from The Homestead

Ages 5+ | [\\$10](#)

Join neighbors and volunteers to build emergency food bags for United Food Bank. Transportation and a Gives shirt provided.

Sound Bath

Saturday, Sept. 27 | 10:30 to 11:30 a.m.

Desert Camp

Ages 14+ | [\\$12](#)

Experience deep relaxation through the healing benefits of sound immersion. Session includes crystal singing bowls, drums, rain sticks, chimes, tuning forks and more.



Speaker Series: Trails and Tales

Tuesday, Sept. 30 | 6:30 to 7:30 p.m.

The Homestead

Ages 21+ | [RSVP](#)

Join Roger Naylor, an award-winning Arizona travel writer and Tourism Hall of Fame inductee, on a journey through Arizona's most stunning and lesser-known landscapes. His insights will inspire your next day trip. Light bites and beverages included. Doors open at 6 p.m.; Speaker begins at 6:30 p.m.

Youth: Wicked Party

Friday, Oct. 3 | 5:30 to 7:30 p.m.

The Homestead

Ages 8 to 12 | [\\$34](#)

Kids will participate in a magical evening with Elphaba and Glinda that includes Wicked-inspired karaoke, glitter tattoos, enchanting crafts, fun games and much more! Pizza and soft drinks included.

CPR Certification Training

Saturday, Oct. 4 | 9 a.m. to Noon

Desert Camp

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

Overcome reluctance to act in emergency situations and learn how to recognize and care for life-threatening respiratory or cardiac emergencies. The class covers adult, child and infant CPR, the use of an Automated External Defibrillator (AED), and first aid for choking.

Community Walk: Silverleaf Village

Monday, Oct. 13 | 9 to 10:30 a.m.

Meet at The Homestead

All ages | [RSVP](#)

Learn how to use the DC Ranch Path and Trail System. Residents will be led on a leisurely walk (about 3 miles) along a designated route to become comfortable with using the paths and trails on their own. Please wear appropriate shoes and bring a water bottle. Intermediate trail is unpaved.

Details are subject to change. Visit [DCRanch.com/calendar](https://dcranch.com/calendar) for a full listing of events and meetings.

Desert Camp Community Center
9260 E. Desert Camp Dr. | 480.342.7178

The Homestead Community Center
18600 N. 98th St. | 480.585.1641

The Ranch Office
18867 N. Thompson Peak Pkwy., Suite 100 | 480.513.1500

Visit [DCRanch.com](https://dcranch.com) for more community updates, news and information.

 Follow us on Instagram:
[@dcranch](#)

 Like us on Facebook:
[@dcranchscottsdale](#)



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

2025 Community Council Executive Report Statistics

Program Participants	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Adult Specialty Events	-	113	-	-	-	46	-	-					159
Card and Game Classes (Maj, Canasta and Bridge)	-	-	64	-	-	-	-	-					64
Concert Series	-	-	155	300	350	-	-	-					805
Cookies with Mrs. Claus	-	-	-	-	-	-	-	-					0
Creative Arts Class	-	-	10	-	-	-	17	-					27
Dive In Movies	-	-	-	-	-	50	45	-					95
Food Truck Night	-	-	60	-	-	-	-	-					60
Lifelong Learning	24	-	33	50	-	-	-	-					107
Neighborhood Park Parties	-	-	220	35	-	-	-	-					255
Path & Trail Programs (Walks, Strolls, Forum)	15	14	30	12	-	-	-	-					71
Performing Arts	-	-	16	-	-	-	-	-					16
Prickly Pumpkin	-	-	-	-	-	-	-	-					0
Racquet Sports (Tennis & Pickleball)	-	-	24	14	-	-	-	-					38
Social Hour	46	-	55	45	47	-	48	50					291
Specialty Arts & Education	-	-	-	-	-	-	-	-					0
Specialty Recreation	62	-	-	-	-	-	-	-					62
Spotlight Speaker Series	-	-	-	70	-	-	-	-					70
Summer Youth & Teen	-	-	-	-	-	22	33	-					55
Sunset Tour	33	-	37	-	-	-	-	-					70
Tasting Table	27	26	-	-	-	-	-	-					53
Wet & Wild Wednesdays	-	-	-	-	-	50	40	-					90
Yappy Hour	-	35	-	40	-	-	-	-					75
Youth & Teen	20	0	-	-	115	0	-	-					135
TOTAL	227	188	704	566	512	168	183	50	0	0	0	0	2,598
Health & Wellness Participants	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Aqua Fitness	18	15	19	20	15	9	6	8					110
Aqua Fitness Drop-in	2	10	14	10	9	7	13	10					75
CrossKick Circuit	7	2	-	-	-	-	-	-					9
CrossKick Circuit Drop-in	-	1	-	-	-	-	-	-					1
Family Fitness (Rotating)	0	0	-	8	-	-	-	-					8
Focus Fit Training	6	2	-	-	-	-	-	-					8
Focus Fit Training Drop-in	-	-	-	-	-	-	-	-					0
Full Body Pilates	24	24	36	28	24	11	13	18					178
Full Body Pilates Drop-in	-	8	21	22	18	9	9	10					97
Health & Wellness (Rotating)	39	-	13	6	14	23	19	22					136
Strength and Balance	48	48	62	57	37	24	21	22					319
Strength and Balance Drop-in	-	13	16	19	29	13	25	7					122
Yoga Basics	24	24	24	23	22	16	15	15					163
Yoga Basics Drop-In	-	6	10	13	10	4	14	8					65
Zen Yoga	12	15	13	11	12	12	9	10					94
Zen Yoga Drop-in	2	4	4	5	11	10	1	7					44
New													0
TOTAL	182	172	232	222	201	138	145	137	0	0	0	0	1,429
Resident-Led Club Participants	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total
Book Club (monthly)	-	-	17	15	9	8	-	11					60
Bridge (weekly)	48	46	29	32	20	19	16	15					225
Hand & Foot Canasta (weekly)	48	50	48	30	30	28	25	20					279
Hiking (bi-weekly)	21	17	7	20	16	-	-	-					81
Mah Jongg (weekly)	56	54	46	38	24	32	26	24					300
Mountain Biking (monthly)	2	2	2	0	-	-	-	-					6
Off the Ranch	-	-	-	34	-	-	-	-					34
Pickleball (2x per week)	200	160	215	154	120	120	112	100					1,181
Women's (monthly)	0	18	28	18	19	22	20	18					143
New (established in 2025)													0
TOTAL	375	347	392	341	238	229	199	188	0	0	0	0	2,309

Signature Events & Celebrations Participants														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Community Celebrations	-	-	-	-	-	-	-	-					0	
DC Ranch Day	405	-	-	-	-	-	-	-					405	
Eggstravaganza	-	-	-	564	-	-	-	-					564	
Special Celebrations	-	110	108	-	-	-	-	-					218	
Spooky Carnival	-	-	-	-	-	-	-	-					0	
Winter Celebrations	-	-	-	-	-	-	-	-					0	
TOTAL	405	110	108	564	0	0	0	0	0	0	0	0	1,187	
Playhouse Theatre Participants														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Audience (Attendance)	-	-	-	-	720	-	-	-					720	
Auditions	56	-	-	-	-	-	-	-					56	
Backstage Program/Volunteers	1	-	-	6	24	-	-	-					31	
Cast Members	33	-	-	-	-	-	-	-					33	
Registrant Total	90	0	0	6	744	0	0	0	0	0	0	0	840	
Charitable Participants														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
DC Ranch Gives	37	14	-	-	0	-	-	-					51	
Home Sweet Home Project	-	2	20	21	11	-	-	-					54	
Volunteer Appreciation Event	-	-	-	60	-	-	-	-					60	
TOTAL	37	16	20	81	11	0	0	0	0	0	0	0	165	
Communications														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
DCRanch.com Real Estate Agent Listings Purchased	0	0	0	0	0	6	0	2					8	
DCRanch.com Users	6,071	6,724	8,600	5,868	5,060	4,738	4,328	4,525					45,914	
Emails	21	25	33	28	19	26	28	26					206	
Text Messages	3	4	6	7	3	3	1	2					29	
Facebook Posts	2	5	7	8	2	3	3	4					34	
Instagram Posts	6	4	6	4	2	4	2	2					30	
Ranch News Articles	10	10	10	12	10	13	NA	12					77	
TOTAL	6,113	6,772	8,662	5,927	5,096	4,793	4,362	4,573	0	0	0	0	46,298	
Total Check-Ins														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Desert Camp Front Desk	2,345	2,090	2,494	2,848	2,493	2,319	1,929	2,133					18,651	
Desert Camp Fitness Center	3,599	3,153	3,434	3,342	3,280	3,230	2,984	3,456					26,478	
The Homestead Front Desk	139	128	70	45	43	24	3	6					458	
TOTAL	6,083	5,371	5,998	6,235	5,816	5,573	4,916	5,595	0	0	0	0	45,587	
Unique Check-Ins														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Unique Users	1,406	1,352	1,458	1,396	1,355	1,139	1,016	1,035					10,157	
Community Centers Use														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Desert Camp (Events, Programs, Clubs & Meetings)	24	19	38	35	98	86	99	84					483	
The Homestead (Events, Programs, Clubs & Meetings)	15	16	18	22	6	9	2	4					92	
Desert Camp Rentals	-	-	1	3	2	5	4	3					18	
Desert Camp Cabana Rentals	-	-	-	1	1	3	-	2					7	
The Homestead Rentals	4	6	7	4	5	-	-	1					27	
TOTAL	43	41	64	65	112	103	105	94	0	0	0	0	627	
Desert Camp Tennis & Pickleball Bookings														
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Total	
Tennis Court 1	80	72	92	72	60	62	40	52					530	
Tennis Court 2	60	71	85	62	61	51	28	28					446	
Pickleball 1 (Open Play, Drop-In, Club)	-	-	-	-	-	-	-	-					0	
Pickleball 2	117	138	142	108	96	64	35	36					736	
Pickleball 3	108	107	141	115	93	53	34	38					689	
Pickleball 4	128	152	143	104	88	52	30	34					731	
Court Bookings Total	493	540	603	461	398	282	167	188	0	0	0	0	3,132	