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 Meeting Minutes
Sept. 30, 2026 | 5:30 p.m.
Desert Camp – Trailblazer Room and Zoom

MINUTES

Board Members Present: Ron Belmont, President; John Crow, Vice President; Elizabeth Kepuraitis, Secretary/Treasurer (virtual); Dinesh Kakwani, Director (virtual); and Heidi Rosner, Director.

Board Members Absent: Rolland Dickson, Director.

Staff Members Present: Jona Davis, Executive Director; Mitch Gens, Director of Finance and Administration; Lynette Whitener, Community Engagement Director; Jackie Flores, Community Center & Amenities Director; Jes Patel, Human Resources Manager; and Devin Haggerty, Executive Assistant (Recorder).

I. Call to Order

President Belmont called the meeting to order at 5:30 p.m.

II. Establish Quorum and Adopt Agenda

A quorum was established with five of six board members present. Director Rosner moved to adopt the agenda. Vice President Crow seconded, and the motion passed unanimously.

III. Approval of Board Meeting Minutes: July 29, 2026

Director Rosner motioned to approve, Vice President Crow seconded and the motion passed unanimously.

IV. President's Report

President Belmont reported at the recent Governance Committee Meetings, discussions have been about Commercial Standards which all three entities are involved with and regarding gaps in the Arcadia neighborhood fences that residents want addressed.

V. Staff Reports

a. Staff Update

Ms. Davis, Executive Director, and members of the leadership team provided the staff report update. August and September team anniversaries, new personnel, and department highlights were shared. The full report was included in the board packet materials.

b. Financial Report
Mr. Gens, Director of Finance and Administration, provided the month-end financial report and quarterly benefit fee analysis.

VI. Consider Appointment to the Community Council Board
Secretary/Treasurer Kepuraitis motioned to appoint Adrianne Wright to the Community Council Board of Directors for a term of Sept. 30, 2026 through March 31, 2027 to fill the special vacancy based on the Nominating Committee's recommendation. The motion passed unanimously.

VII. New Business: Consider Awarding Bid for Master Plan Phase 2
Community Council conducted a competitive RFP process to select a consultant for the Facilities and Amenities Master Plan (FAMP) Phase 2. This phase of the project consists of focusing on the redevelopment of The Homestead Community Center including a space needs assessment and concept design study. Three firms submitted proposals and participated in interviews with the Selection Committee led by Council Board Director Rosner and selected staff. The Committed followed a standardized evaluation of the proposals and interviews. Director Rosner motioned to award the FAMP Phase 2 consulting services contract to SWABACK, Secretary/Treasurer Kepuraitis seconded and the motion passed unanimously.

VIII. Old Business: none

IX. Other Comment*
There were no comments.

X. Adjourn Meeting
President Belmont adjourned the meeting at 5:57 p.m.

These minutes were attested by:

Elizabeth Kepuraitis
Elizabeth Kepuraitis (Nov 5, 2026 09:41:47 CST)

Elizabeth Kepuraitis
Community Council Board Secretary/Treasurer

11/05/2026
Date

CC Board Regular Meeting Minutes 9.30.2026

Final Audit Report 2026-11-05

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