

Minutes of the North Ranch Advisory Committee Meeting: March 8, 2023

Call to Order/Welcome/Pledge: Chairman Howe – (reminder to silence phones)

Members Present: Introduction of new members: Joy Duellman and Judy Hutchinson. Also present were members Bill Howe, Barbara Howe, Bonnie Klein, Barbara Ely, Lois Boose, Geri Gustafson, Betty Jackson. Absent was new member Tom Beavert.

Introduction of Guests: 25 guests present.

Adoption of Agenda: Approved as published.

Amend/Approve Minutes of Previous Meeting: February 8, 2023, approved as amended. Pickleball court not included in previous letter sent to RPI.

Correspondence: Email from RPI representative Cindy Nielsen re changes to application for membership to North Ranch Advisory Committee. It is unnecessary to send applications to RPI for approval. Copies of application(s) will be sent to Cindy Nielsen, once approved by North Ranch Advisory Committee, along with list of members and their positions on Committee.

Chairman Howe also noted that he has not received any response to the letters sent to RPI previously re opening of Activity Center kitchen and rental approval of homes here at North Ranch.

Reports:

Lot Plans reviewed (number and action) – Barbara Howe noted that 7 lots sold last month and 6 this month.

Lot Transfers: Barbara Howe indicated that 6 lots were reviewed – no violations. There are 2 large lots and 3 small lots for sale.

Filing Status: This was Geri's last Advisory Committee meeting. We thank her for her assistance for the past three years; Joy Duellman will be taking over as file clerk. Chairman Howe said that the history of all residences at North Ranch is located in the North Ranch Advisory Committee files. This information includes past and present owners, additions/changes to lots, approvals/ disapprovals/violations, any correspondence between Committee and residents.

Treasurer Report: Bonnie Klein indicated that we have a total of \$4,662.14 in the bank. Included in this amount is the camera fund \$2,346.28, leaving Advisory Committee a balance of

\$2,315.86. A deposit for \$802 was made from the sale of Residents Guides. There are only 12 remaining.

Green Space Adoption or Changes: Lois Boose said that there have been two new lot adoptions. Judy Hutchinson will be taking over as Green Space Coordinator

Welcome Package: Betty Jackson indicated that she distributed 25 welcome packages last week.

CAMA meeting report: There are still some street signs left – contact Art Lincoln if interested. Thanks to all who assisted on the pedestrian bridge in Saguaro Park.

Chairperson Report: Already noted under correspondence.

Other: None

Unfinished business: RE enforcement of CCR's— save for discussion in the following NRAC/ENRCAMA joint work session.

New business: Question from Kathy Beattie, site 245, regarding a 2004 improvement to site (patio cover) which was approved but never done. She wondered if this approval is still effective. She was advised to contact Yavapai County to see if their policy had changed since then which would affect this approval from 2004.

Public Comments: None.

Next Meeting: April 5, 2023 (last meeting until mid-October)

Adjournment: Barbara Ely moved, Barbara Howe seconded to adjourn. Motion passed.

Submitted by:

Barbara Ely, Secretary