

**TATUM RANCH
BOARD OF DIRECTORS**

MAY 16, 2018

**GENERAL MEETING MINUTES
29811 N. TATUM BLVD.
CAVE CREEK, AZ 85331**

6:15 PM

APPEALS

- I. CALL TO ORDER** *Meeting was called to order 6:16pm.*
- II. VERIFICATION OF A QUORUM:** *Quorum was met with the presence of Tom Callahan, Rick Nowell, Don Townsend and Les Horvath.*
- III. APPEALS**

ARCHITECTURAL APPEALS

6:15 pm (6/113) appealing \$25.00 fine for installing security cameras without prior Architectural Committee approval.

Motion made to rescind the fine. Motion carried. Rick Nowell opposed.

6:20 pm (24A/80) appealing \$25.00 fine for installing a flagstone walkway without prior Architectural Committee approval. Motion made to rescind the fine. Motion carried. Nick Nowell opposed.

6:25 pm (19/108) appealing \$25.00 fine for installing a security door without prior Architectural Committee approval. Motion made to deny the \$25.00 appeal. Motion carried. Les Horvath opposed.

COMPLIANCE APPEALS

6:30 pm (32B/105) appealing \$50.00 monetary penalty for failure to remove string lights. Motion made to uphold the monetary penalty. Motion carried.

6:35 pm (5/82) appealing \$50.00 monetary penalty for failure to remove string lights. Motion made to uphold the monetary penalty and deny the appeal. Motion carried.

6:40 pm (31B/62) appealing \$50.00 monetary penalty for failure to remove string lights. Motion made to deny the appeal. Motion carried.

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6:45 pm (11/115) appealing \$50.00 monetary penalty for failure to paint conduit lines attached to the home. *Motion made to uphold the monetary penalty. Motion carried.*

6:50 pm (26/17) appealing \$50.00 monetary penalty for failure to remove string lights. *Motion made to deny request for string lights. Motion to waive the monetary penalty and give two weeks to take the string lights down. Motion carried.*

IV. **ADJOURNMENT:** *Motion to adjourn the meeting at 7:13 pm.*

HOMEOWNER QUESTION AND ANSWER PERIOD

Cushions for the community chairs.

PROPOSED AGENDA

I. **CALL TO ORDER:** *Meeting called to order 7:15 pm.*

II. **VERIFICATION OF A QUORUM:** *Quorum was met with the presence of Tom Callahan, Rick Nowell, Don Townsend and Les Horvath.*

III. **APPROVAL OF THE MAY 16, 2018 PROPOSED AGENDA:** *Motion made to approve. Motion carried.*

IV. **APPROVAL AND ACCEPTANCE OF THE MARCH 21, 2018 BOARD MEETING MINUTES:** *Motion made to approve March 21, 2018 Board Meeting Minutes. Motion carried.*

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V. FINANCIAL REPORT:

*As of April 30, 2018 Total Assets were \$2,496,764. Total on the Operating fund was \$315,093. Total Investments and Savings was \$2,181,421 and restricted Reserves (TRCA only) was \$1,018,188. March financial, 2018, Luxor painting: Accountant adjustment by separating Luxor Landscaping and Luxor Painting. Discussion on over budget of Account #3530, Christmas lights on main monument. **Motion made** to accept March/April Financial Reports. Motion carried.*

VI. COMMITTEE REPORTS

- **ARCHITECTURAL COMMITTEE:** *Committee is working on clarification on Guideline #1.*
- **SOCIAL COMMITTEE:** *Wine & Cheese party-Jack Samuels went over the numbers.*

VII. COMMUNITY MANAGER'S REPORT: *30th Anniversary, Landscaping, Police escorted out homeless person, WAPO-cactus being taken out, and firebreaks completed.*

VIII. UNFINISHED BUSINESS: NONE

IX. NEW BUSINESS

- **ANNUAL REVIEW/COMPILATION (see Bd pkt):** *Reviewed & discussed by Board of Directors.*

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- **2017 CORPORATE TAX RETURNS** (see Bd pkt): *Motion made to accept the tax returns. Motion carried.*
- X. ADJOURNMENT:** *Motion made to adjourn meeting at 8:05 pm. Motion carried.*

AFTER THE GENERAL BOARD MEETING, THE BOARD WENT INTO EXECUTIVE SESSION TO DISCUSS MEMBER APPEALS AND LEGAL