

The Ranch Homesteads
Owners Association
August 14, 2018
Guard House
DRC & Board Meeting Minutes

Board Members Present: Dan Moe, Sean O'Brien, Sterling Johnson

Absent: John Raniolo, Jack Hamilton

Architect Present: Al Christensen

Community Management Present: Korin Parry

1. **Meeting called to order at 3:01pm**
2. **Review/Approve Meeting Minutes from 6/1/18:** Dan motioned to approve the meeting minutes, seconded by Sterling, unanimously approved.
3. **Business**
 - a. **Lot 20C:** The committee & architect consultant reviewed the plans and denied as the overall design needs to be more desert appropriate. Items that need to be addressed are: density & species of trees, planting around septic tank, revegetation of Major Cuts & Scars including the trails, and the Drainage issues on the driveway.
 - b. **Revised Design Guidelines:** Additional revisions include building envelope approval process and NAOS. The finalized guidelines will not be adopted until the NAOS issues related to trails are addressed with the City of Scottsdale.
 - c. **Road Maintenance:** Dan working with DeHart Paving on a multiyear plan. 2018 work will begin in November or December.
 - d. **Water Meter:** The City of Scottsdale sent notice that the Roving Water Meter will be removed in January 2019 as this is intended for new build construction, not ongoing road maintenance. Larsen Excavating will need to truck water in, or the Association will need to install a permanent meter.
4. **Meeting adjourned: 4:10pm**

Respectfully submitted by Korin Parry, CAAM, CMCA, AMS