



Board of Directors Meeting Minutes  
REGULAR MEETING  
DC Ranch Community Council, Inc.  
Desert Camp Community Center  
Thursday, May 25, 2017

**Attending:**

Pat Simpson, President  
Mark Eberle, Treasurer (via call)  
Jill Edwards Resnick  
Bud Kern  
Marc Blonstein

**Staff Attending:**

Chris Irish, Executive Director  
Jona Davis, Community Engagement Director  
Brad Bishop, Facilities & Recreation Director  
Sylvia Miles, Financial Operations Director  
Erin May, Executive Assistant/HR Administrator

**Excused Absence:**

Ron Belmont, Vice President  
Melinda Gulick

**I. Call to order**

Pat Simpson called the meeting to order at 5:30 p.m. and welcomed all guests and staff in attendance.

**II. Approval of March Minutes**

*Motion: To approve the minutes from the March 23, 2017 Board Meeting*

*Motioned by Jill Edwards Resnick; Seconded by Marc Blonstein; Motion passed unanimously*

**III. Guest Presentations**

- Lisa O'Brien, a resident in the Park & Manor neighborhood, expressed opposition to the Great Hearts athletic field in the park. She stated concerns about the notion of a track, and in view of the light ordinance in the area, is concerned at the thought of a lit field lighting up DC Ranch skies. She also stated this issue has pitted residents against each other.
- Casey Kadavy, a resident in the Park & Manor neighborhood, expressed opposition to the Great Hearts athletic field in the park. She stated residents feel the Council's communications have not been transparent, and that neighbors should keep in mind that it could have always been possible for the Corporate Center to hold a charter school field. She stated the Estates neighborhood would be impacted less by a lit field than the Parks and Manor Homes would.
- Ann Patton, a resident in The Estates neighborhood, expressed concern about the Great Hearts athletic field in the park. She used to live in the Park & Manor neighborhood and stated opposition to a field in either location.
- Debbie McKeighan, a resident in the Terraces East neighborhood and parent of children that attend Scottsdale Prep, expressed support for the Great Hearts athletic field in the park. She also stated concern over how nasty many residents have become over this issue.
- Ashely Ellrich, a resident in the Desert Haciendas neighborhood, expressed opposition to the Great Hearts athletic field in the park. She feels strongly that DC Ranch should not support Great Hearts, as she and her husband did fundraising for them and they have come to feel that Great Hearts is not an honorable organization.

Pat Simpson thanked the residents. Pat clarified that the only commitment DC Ranch has made is to work through the Municipal Use Master Site Plan process. She stated that the Community Council, while representing all of DC Ranch, is very aware that Park and Manor and The Estates neighborhoods will have the greatest impact. Chris Irish shared that DC Ranch does not support a track and that both the city and Great Hearts are aware of that.

**IV. President's Report**

Pat shared that the Governance Committee is currently discussing helping sub-associations manage reserve funds. Sylvia is working on putting together a training.

The June work session has been rescheduled to June 29.

The board discussed its new Resolution on Transfer Fee Exemptions for Builders. A new 2017 Resolution is ready for adoption. All builders who asked to be involved with the re-write have approved it, except one.

***Motion: To replace the 2010 Community Council Board Resolution with the staff and attorney recommended 2017 Community Council Resolution that further defines the term "builder" as it relates to transfer fees.  
Moted by Marc Blonstein; Seconded by Bud Kern; Motion passed unanimously***

#### **IV. Financial Reports**

Paul Hansen from Butler-Hansen P.C. presented the 2016 audit. The Council was found to be very financially secure and the firm gave a clean "qualified opinion," the highest rating available. The audit will be posted online.

Sylvia reviewed the financials through the end of April. Benefit fees were almost exactly on budget for April, and are \$143,000 to the good for the year. May benefit fees are at \$254,000 in escrow. The Council is under budget for expenses, mostly due to timing and some salary savings. Year to date, the budget is \$261,000 to the good. The cash balance amount sits at 4.6 months.

#### **V. Reserve Update**

Brad reviewed the reserve fund. Due to some projects needing to be completed earlier than planned and others being able to be pushed back to 2018, the revised budget for 2017 is \$232,000. The reserve budget is currently 85.71% funded (70%+ funded is considered "strongly funded.")

#### **VI. Resident Survey Implementation**

Tabled to the July meeting.

#### **VII. Public Affairs Update**

Almost 350 residents completed the survey on the possible park. Responses from the two most impacted neighborhoods will be reviewed separately from the rest of DC Ranch. Some residents in the audience stated they felt the amount of time the survey was open (6 days) was not long enough for sufficient participation. Another resident stated the link she got said the survey had been completed. Chris said the survey results will be posted on the DC Ranch website next week. Chris reiterated that she has clearly stated DC Ranch's strong opposition to a track to both Great Hearts and the city. This statement will be made public to residents.

The Desert Discovery Center Committee will be releasing a report and showing their architecture plan in late summer/early fall. This timeline is postponed from what was initially thought.

The Council is working with Policy Development Group (PDG) to write a framework for engagement in external issues that may have an impact on DC Ranch. PDG will work with the Community Council on public affair issues for DC Ranch.

#### **VIII. Executive Director's Report**

Chris reviewed the summary of the Council's insurance renewal. Broker is putting together information on cyber security, which will also include coverage for Ranch Association and Covenant Commission. The board was comfortable moving forward on Chris's recommendations.

#### **IX. New Business**

None reported.

#### **X. Adjourn Meeting**

***Motion: To adjourn the meeting at 6:36 p.m.***

***Motioned by Bud Kern; Seconded by Marc Blonstein; Motion passed unanimously.***