



DC Ranch Association - Board of Directors

Meeting Minutes: Wednesday, January 11, 2017

Date/time: Wednesday, January 11, 2017 Started: 6:00 PM Ended: 7:08 PM
Location: The Homestead Community Center
Purpose/notes: Regular scheduled meeting
Chaired by: Fred Green
Minutes rec. by: Terri Raimondi
Status: Approved Minutes

Attendance

Present: Mike Esparza, Susan Grace, Fred Green, Tom Headley, John Henrickson, Stephen Koven, Don Matheson

Invited guests: Communications Manager Terri Raimondi, DMB Senior Vice-President Melinda Gulick, Senior Land Planner at Bosco & Tiffany Law Kurt Jones, Community Council Executive Director Chris Irish, and Community Standards Specialists Aaron Largo and Mike Wells

Agenda

1. 1. Agenda

1.1. Open Forum

Resident Ed Swanson of The Village at Market Street spoke about his concerns regarding the number of short-term rentals in his neighborhood.

1.2. Call to Order

Board President Green called the meeting to order.

1.3. Approval Meeting Minutes

Mr. Green made a motion to approve the December meeting minutes with one change to the Risk Management Project information. He requested that the wording be changed to "Community Council is working on a project to assess and mitigate any potential financial liabilities facing DC Ranch." Ms. Grace seconded the motion. The motion carried unanimously.

2. Reports

2.1 President's Report

Board President Green reported that federal legislation is pending that might help reduce the increased noise in DC Ranch from airplanes taking off from Sky Harbor airport due to the Federal Aviation Administration's NextGen program. The proposed legislation may not help with noise created by airplanes landing at Scottsdale Airport. Mr. Green also provided an update on the Governance Committee and announced the committee has decided to hold a joint orientation session for new Board members from both the Community Council and the Ranch Association.

2.2 Community Council Update

Ms. Irish gave an update on the proposed Great Hearts Academies athletic field. The City of Scottsdale supports a shared-use agreement for the field in a location originally planned for a public park. A committee of Neighborhood Voting Members from Park & Manor Homes and from The Estates will continue to explore options and meet with the school. Ms. Irish also reported that the process to create the strategic plan, DCR 2020, is underway. A workshop is planned for January 24th at Desert Camp, and all board members are encouraged to participate and provide input to the plan.

2.3 Management Report

Ms. Raimondi announced the 2017 Neighborhood Voting Member Welcome Reception will be held on January 31st, DC Ranch Day will be celebrated on February 11th, the Speed Enforcement Open House will be held February 13th and the Landscape Training and Sub-association meetings will both be held on March 20th. She also reported on improvements to the New Resident Welcome program and to the Realtor Access program. Ms. Raimondi announced the schedule for the upcoming Board of Directors election.

Ms. Grace discussed an overview the creation of Neighborhood Committees that will be formed within all neighborhoods not managed by sub-associations. These committees will review requests from homeowners to make capital improvements or change a service in their neighborhoods and decide which requests to present to the Ranch Association Board of Directors. Draft copies of the procedures for those committees were handed out. Additional review and editing is needed before the procedures will be put into effect. Market Street Villas will be the first neighborhood to set up a Neighborhood Committee.

3. Old Business-None

4. New Business

4.1 Community Standards Update

Mr. Largo presented an overview of the short-term rental problem. He checks monthly with rental websites and seeks resident input to find violators of the DC Ranch policy that prohibits leases of less than six months. Mr. Largo has had a positive response from educating owners about the rental policy. Most of the violations are in neighborhoods managed by sub-associations. In those cases, Mr. Largo notifies the sub-association managers and seeks to engage their help. Certified letters and emails regarding short-term rentals were sent to all sub-association property managers.

Mr. Wells provided an update on violations of the Standards for Homes, Conduct and Landscape from March 21st to December 31st of 2016. The categories of parking and trash cans had the most violations. After sending out the initial Courtesy Notice, about 70% of the issues were resolved.

4.2 Safety and Security Update

Mr. Henrickson reported on drone usage in DC Ranch and asked that the Board consider a policy on drones at an upcoming meeting. He also reviewed the progress on testing the SafePace camera system for speed enforcement. The system would be used primarily on the major streets in Horseshoe Canyon, Windgate Pass and Country Club. Neighborhoods using the system would be charged accordingly. A resident meeting on speed enforcement is planned for February 13th. The Board of Directors vote is planned for the March 2017 meeting.

4.3 Compensation Committee Update

Ms. Grace asked the board to approve up to \$13,000 for the hiring of an outside consultant to conduct the compensation study. Mr. Henrickson made a motion to approve the expenditure and Mr. Headley seconded the motion. The motion carried unanimously.

4.4 Sterling Project Update

Mr. Kirk Jones, Senior Land Planner at Tiffany & Bosco Law, presented an update on the New Home Company's designs for the 72-unit condominium complex planned for Canyon Village near The Village Health Club. The original plan had 213 condominiums. Decisions are still pending regarding assessments, governance and right-of-way access.

4.5 Additional Discussion Items

Mr. Henrickson announced that information about the Reata Wash project is available on the City of Scottsdale's website.

Mr. Esparza reported that there is an opening on the Budget and Finance Committee.



5. Adjournment

Mr. Green declared the meeting adjourned at 7:32 p.m.

These minutes have been approved by the Board Members and attested to by:

A handwritten signature in black ink, appearing to read 'Tom Headley', written over a horizontal line.

Tom Headley

DC Ranch Association Board Secretary