



POWER RANCH
COMMUNITY ASSOCIATION

Board of Directors Meeting

Carriage House

May 22, 2017

6:30 pm

AGENDA

HOMEOWNER FORUM

This meeting is open to Owners and Residents of the Power Ranch Community Association. Homeowners are welcome to bring their concerns to the Board of Directors during the **Homeowner Forum**. Should you desire to address the Board during the **Homeowner Forum**, please indicate your request on the sign-in sheet and you will have three (3) minutes to address the Board. Please note that the Board will take into consideration the questions and concerns raised during the **Homeowner Forum** and a decision may not be reached at the current meeting.

BOARD MEETING

Per Arizona Revised Statute 33-1804; during the meeting, owners may be recognized for comments on agenda items after the subject matter is introduced, seconded and open to board discussion. Homeowners will be permitted to comment after board discussion. The Board President will formally open the subject to homeowner comment and close homeowner comments when appropriate.

- I. Call to Order
- II. Consent Agenda
 - A. Board Meeting Minutes, April 24, 2017 (p. 3)
 - B. Golf Cart Replacement (p. 7)
- III. Staff Reports
 - A. Management Report (p. 9)
 1. Community Standards – Violations (p. 13)
 - B. Lifestyle (p. 15)
- IV. Action Items
 - A. 2016 Audit Review (p. 18)
 - B. Recreation/Playground Committee Appointments (p. 38)
 - C. Paint Variance Request (p. 43)



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Board of Directors Meeting

- D. Review and Approve Mission/Values from Strategic Planning (p. 49)
- E. Anderson Security Options (p. 52)
- F. Site Furnishings – Capital Improvement Fund (p. 55)
- G. Knolls Pools
 - 1. Calistoga Pool #4 Deck Warranty Work (p. 57)
 - 2. Bonanza Pool #5 Deck Repair (p. 59)

- V. Discussion Items

- VI. Information Items and Community Reports
 - A. President
 - B. Treasurer
 - C. Budget Finance – April Minutes (p. 61)
 - D. Design Review – May Minutes (p. 62)
 - E. Knolls – no meeting
 - F. Landscape – no meeting
 - G. Playground Committee – May 16th meeting

- VII. Board Member Forum

- VIII. Adjourn

Next Meetings:

Board of Directors	June 26, 2017
Budget & Finance	May 24, 2107
Design Review	June 6, 2017
Knolls	June - TBD
Landscape	June 13, 2017