

**KERRIGAN RANCH II COMMUNITY ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
MAY 13, 2014**

MINUTES

- NOTICE** With notice, the regular meeting of the Board of Directors of The Kerrigan Ranch II Community Association was held on May 13, 2014 at 7:00 pm, at the San Lorenzo Clubhouse.
- PRESENT** Ron Prosser, President
Caleb Tucker, Vice President
Jerrold Omens, Secretary
Jim Flanders, Treasurer
Steve Yetzke, Director
- Taryn Martin, StoneKastle Community Management, Inc.
- CALL TO ORDER** The meeting was called to order at 6:51 PM by Ron Prosser, President.
- MINUTES** Motion was made by Ron Prosser, seconded by Steve Yetzke to approve the Regular Board Meeting Minutes of March 11, 2014. Motion carried unanimously.
- Motion was made by Jim Flanders, seconded by Steve Yetzke to approve the Organizational Meeting Minutes of March 11, 2014. Motion carried unanimously.
- FINANCIAL STATEMENTS** Motion was made by Jim Flanders, seconded by Steve Yetzke to approve the financial statements for the periods ending February 28, 2014, March 31, 2014 and April 30, 2014. Motion carried unanimously.
- Motion was made by Jim Flanders, seconded by Ron Prosser to approve to transfer \$60,000.00 from operating money market to reserves. Motion carried unanimously.
- NEW BUSINESS** Proposals for Reserve Study
Motion was made by Jim Flanders, seconded by Caleb Tucker to approve the proposal submitted by Advance Reserve Solutions to complete an update without a site inspection in the amount of \$450.00. Motion carried unanimously.
- Review of Architectural Application
Motion was made by Jim Flanders, seconded by Caleb Tucker to deny the application submitted by the owners of 19906 Trotter Lane for the expansion of their driveway as the Board has requested dimensions for the expansion of the concrete on the driveway and confirmation that the City is aware of the plans to remove the horse trail. Motion carried unanimously.

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Motion was made by Steve Yetzke, seconded by Ron Prosser to approve the application submitted by the owners of 3833 Breton Lane for installation of a new patio cover contingent upon the patio cover being painted to match the house. Motion carried unanimously.

The Board received plans from the owners of 19696 Morgan Court for a room addition. The application was incomplete as an architectural application and the \$25.00 processing fee must be submitted.

Vehicle Gates

Board President Ron Prosser and Amir Amar with Amarr Studios updated the Board advising that the CUP will be submitted next week to be reviewed by the City Council. Homeowner presence is requested at the City Council meeting.

**ATTORNEY
STATUS
REPORT**

Account # 234-2029937

Motion was made by Ron Prosser, seconded by Jim Flanders to approve to send a letter to the owner requesting payoff of the old balance or the Association will proceed with small claims court. Motion carried unanimously.

Account # 234-01501632

Motion was made by Jim Flanders, seconded by Steve Yetzke to approve a mini asset investigation. Motion carried unanimously.

ADJOURN

There being no further business to come before the Board of Directors at this time, the meeting was adjourned at 8:15 pm.

ATTEST

Respectfully Submitted by Taryn Martin, Vice President of Business Operations, StoneKastle Community Management, Inc.

APPROVED BY THE BOARD 7/8/14