

**MINUTES OF THE MEETING
OF THE GAINEY RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS
December 6, 2012**

A Board of Directors meeting of the Gainey Ranch Community Association was held Thursday, December 6, at 9:00 a.m. at the Daniel C. Gainey Estate Club, Scottsdale, Arizona.

Board members present

Dick Lockwood
Patrick Collins
Mark Slicker

Shannon Vaughan
Fran Goldberg

Jim Funk, David Merrill and Monika Goodwin were present by invitation.

Chairman Dick Lockwood called the meeting to order at 9:00 am.

Monika Goodwin was asked for the Affidavit to verify that proper notice of the meeting had been duly given to all association members. Chairman Lockwood directed that it be attached to and made part of the minutes.

Chairman Lockwood asked for any changes or corrections to the minutes of the November 8, 2012, meeting. None were required and the minutes were unanimously approved as presented.

Chairman Lockwood asked David Merrill to review the October financials with the Board. Merrill noted that finances are on track and lightly under budget by around \$30K.

Funk addressed the Board and answered questions about Capital Planning Priorities. Suggestions were accelerating the RFIDs and cleaning up the directional signage. The Board wants Funk to get facts and figures before solidifying any projects.

The Board adopted the proposed meeting schedule for 2013: Thursdays at 9:00 am in the Estate Club; January 24, March 13, April 10, June 19, September 18, November 6 and December 4. The Board will also meet briefly after the February 27 annual meeting to elect officers.

Funk next summarized the November 14 Council of Presidents meeting. It was a good meeting with good comments from the attendees. One of the items reviewed at the meeting were the revised construction rules. It was noted that security is also a homeowner responsibility.

There was a general discussion regarding the Welcome Back event.

A homeowner approached the Board regarding noise issues from Doubletree Ranch Road and the Gainey Village Shops. The Board appointed an ad hoc committee to study the issue with Eugene Kaulius as chair and Phil Hodes as a member. Funk will request the ownership of the Downside Risk to attend a committee meeting. It was noted that the Department of Transportation is planning a traffic study of Doubletree Ranch Road.

The meeting was adjourned at 10:10 am to an executive session. The executive session ended at 10:20 am.

Submitted,

Monika S. Goodwin,
Administrator