

**MINUTES OF THE MEETING
OF THE GAINNEY RANCH COMMUNITY ASSOCIATION
BOARD OF DIRECTORS
March 9, 2012**

A Board of Directors meeting of the Gainey Ranch Community Association was held Friday, March 9, 2012, at 1:00 p.m. at the Daniel C. Gainey Estate Club, Scottsdale, Arizona.

Board members present

Dick Lockwood
Shannon Vaughan
Patrick Collins
Fran Goldberg
Mark Slicker

Jim Funk and Monika Goodwin were present by invitation.

Chairman Dick Lockwood called the meeting to order at 1:03 p.m.

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 January 10 and February 23, 2012, meetings. None were required and the minutes were unanimously approved as presented.

Funk briefly reviewed the January 31 financials with the board. \$300K is in cash (not invested), \$27,000 is the final payoff to Yardi and Aged Receivables is down to \$39,000. The Board asked questions which Funk answered.

Next Funk updated the Board on the electronic billing. The company chosen, Robbins Consulting, L.L.C., will deliver the product for approximately \$4,000.

The Board and Funk reviewed the status of current investments.

Eugene Kaulius, chair, reported for the Capital Committee (other members were Pat Collins, Sandra Wilken, Barry Talley, Preston Miller, John Michalik and Jim Funk). Kaulius emphasized the recommendation of the committee: "Beg, borrow or steal as much money as possible as soon as possible" to address the list of prioritized projects. A discussion followed. The Board, upon motion and second, unanimously approved an expenditure of \$31,920 to Tim McGough (The McGough Group) for design fees to draw construction documents. Also, upon motion and second, the Board unanimously approved borrowing up to \$500K from reserves, with a five-year payback.

The Board next approved the following committees:

Maintenance Mark Slicker, chair
Dick Bowman (Arroyo Vista)
Patti Waner (Golf Villas)
Don Miller (7400)
Jim Funk, Executive Director
Scott Williams, GRCA Maintenance

Security Shannon Vaughan, chair
Fran Goldberg (Sunset Cove)
Dick Seiler (North Meadow II)
Phil Hodes (Oasis)
Bill Kelly (North Meadow II)
Jim Funk, Executive Director
Mike Preville, Security Chief

Architectural Pat Collins, chair
Frank Ellis (Oasis & Golf Cottages)
Barbara Graham (Enclave)
Tim McGough, Landscape Architect
Jim Funk, Executive Director
Rae Love (Estates) (alternate)
Carol Richardson (Legend) (alternate)
Stan Lusardi, Architect – non-voting
Whitney Benes, Coordinator – non-voting

Master Landscape (ad hoc)
Fran Goldberg, liaison to GRCA Board
Pat Collins (Greens)
Barry Talley (Estates)
Sandra Wilken (Enclave)
Karen Epstein (Enclave)
Scott Williams, GRCA Maintenance
Jim Funk, Executive Director

Compensation (ad hoc),
Dick Lockwood
Mark Slicker
David Merrill

Government Affairs
Alan Lezak (Pavilions)

Tennis Mike Golombuski, chair
Earlene Nelson (Legend)
Carol Tucker (Annual)
Jay Lovelace (Enclave)
Barbara Carter (Golf Villas)
Andy Stoner, Tennis Pro
Anne Blazek, Estate Club Director

Funk proposed and the Board approved a tentative Council of Presidents meeting for April 11 at 4:00 pm.

After discussion, the Board approved this schedule for meetings during the balance of 2012:
April 12, May 24, June 14, September 13, November 8 and December 6.

The meeting was adjourned at 12:55 pm to executive session.

Submitted,

Monika S. Goodwin,
Administrator