

ASHCROFT AT NORTH RANCH COMMUNITY ASSOCIATION

5135 Camino Al Norte Suite 100
N. Las Vegas NV 89031
(702) 362-0318 Fax (702) 331-4188

BOARD OF DIRECTORS MEETING

January 2, 2023, 5:00 PM

PCAM Conference Room

5135 Camino Al Norte Suite 100

North Las Vegas NV, 89031

PRESENT: Mark Brodie and John Shanskin

MANAGEMENT: Tanya Deitrich- SUPR CAM

BOARD OF DIRECTORS MEETING AGENDA (OPEN TO ALL OWNERS) 5:00 PM

I. CALL TO ORDER/ESTABLISH QUORUM

Meeting was called to order at 5:09pm

II. HOMEOWNERS FORUM-AGENDA ITEMS ONLY

Each homeowner is entitled to speak to the Board at this time about items on the agenda only. To ensure everyone gets an opportunity to speak, comments will be limited to three minutes.

RESIGNATION: Before we start the forum, it was announced that Tracy Northfield was stepping down and has submitted her resignation.

15 homeowners present

- Tracy going to still join meetings? She was a tremendous asset to the community
- Speak to Dustin about webpage
- Budget increase was necessary to keep reserves healthy
- Paying assessments oin the 1st, does not get cashed until 21st, why?
- New homes have wrong assessment amount
- New yucca agave growing at entrance
- What about security cameras
- ‘What can be done to get more homeowners involved
- Paint curbs, peeling up
- Extend mailbox curb paint

III. REVIEW/APPROVAL OF MEETING MINUTES- January 2, 2024 Mark motioned to approve minutes. John seconded. With no further discussion All in favor, motion carries.

IV. REVIEW OF FINANCIAL STATEMENTS/ACCEPTANCE- November-December 2023, January-February 2024 Mark motioned to approve the financials. John seconded. With no further discussion All in favor, motion carries.

V. NEW BUSINESS

- a. **Review/Discuss/Approve landscape proposals 1.** One photocell at existing FX lighting transformer \$60.00.- Approved **2.** New plant materials \$1920.00 declined **3.** New rock installation at west end Dollison Declined \$1375.00 **4.** Pre-emergent \$1531.00 Approved Mark motioned to approve photo cel and pre emergent, declining the rest. John seconded. With no further discussion All in favor, motion carries
- b. **Review/Discuss/Approval of increase to Board of directors from 3 to 5** Mark motioned to approve. John seconded. With no further discussion All in favor, motion carries.
- c. **Review/Discuss/Approve 2023 tax/audit engagement-** Mark motioned to approve. John seconded. With no further discussion All in favor, motion carries.

- VI. HOMEOWNERS FORUM-ANY ISSUES OR CONCERNS
- VII. ADJOURNMENT Mark motioned to adjourn. John seconded. With no further discussion All in favor, motion carries.

Note: This agenda has been published and distributed to Ashcroft at North Ranch Community Association in accordance with Nevada Statute 116.31083. The agenda includes an open forum in which members may speak on an Association topic of their choice. Copies of the minutes are available at our management company Performance CAM, 362-0318 (a cost may be involved.) An executive session may be held prior to or after this meeting to discuss delinquencies, legal issues, personnel issues, and violations. Per NRS 116 all open session Board of Directors Meetings will be audio recorded.