



**Caughlin Ranch Homeowners Association
Board of Directors General Business Meeting Agenda
6:00 p.m. Wednesday, July 15, 2020
1070 Caughlin Crossing, Reno, NV 89519 - CLOSED**

NOTICE: Due to concerns for staff and public safety resulting from the COVID-19 pandemic, no owners, residents, guests, etc., will be allowed in the building.

This meeting will be conducted by video/telephone conference only.

If you would like to join the meeting, please refer to the instructions listed below on page 2.

- 1. Call to order and establish quorum @ 6:00 p.m.**
- 2. Member Comments: This time is devoted to Association Members who have comments and/or concerns regarding items on this agenda.** Except in the case of an emergency, no action may be taken upon a matter raised under this item of the agenda until the matter has been specifically included on an agenda as an item upon which action may be taken. The Board has the authority to limit the time for individual comments. A time limit of two (2) minutes per member has been allotted. No member can give away his or her allotted time to expand another member's time. In consideration of other members who may wish to present comments and/or concerns, please avoid repetition.
- 3. Minutes:**
 - 3.1 Review & approve May 20, 2020 Board of Directors General Business Meeting Minutes *
- 4. Finances:**
 - 4.1 Review & accept (un-audited) Financial Reports dated April 30 and May 31, 2020 *
- 5. Reports & Updates:**
 - 5.1 Finance & Budget Committee (F&B); Treasurer Black
 - 5.2 Landscaping & Maintenance; L&M Superintendent Lisenby
 - 5.3 Architectural Control Committee (ACC); Secretary Naccarato
 - 5.4 Community Events; Vice President Attaway
 - 5.5 Branding / Signage Ad Hoc Committee; Vice President Attaway
 - 5.6 Pending Legal Matters & Executive Session Summary; Attorney Oliphant
 - 5.7 Community Information and 2020 Strategic Plan status; GM Olson
- 6. New Business:**
 - 6.1 Approve new on-site 2020 Reserve Studies (3) *
 - 6.2 Approve Retaining (CMU) Wall repair proposal (bids opened at May 20th Board Meeting) *
 - 6.3 Approve 2020 Reserve Assessment *
 - 6.4 Approve Change Order to Retaining Wall Construction Management Agreement *
 - 6.5 Approve Visitor Protocols, signage and enforcement for trails, parks and open space *
 - 6.6 Approve Whispering Canyon/RH Final Turnover Inspection *
 - 6.7 Approve Revised 2020 Events Calendar *
 - 6.8 Approve additional 2020 Patrol Services *
 - 6.9 Accept resignation and appoint replacement of ACC Member *
 - 6.10 Approve final revised CRHA Parcel Map *
 - 6.11 Approve Revised Manager's Delegation of Authority *
 - 6.12 Approve NAS Collection Agreement *
 - 6.13 Approve plan to establish and seek approval of a fence paint color for Mayberry Meadows *
 - 6.14 Approve plan to solicit bids to prohibit access to Caughlin Pkwy. from Foxcreek Trail *

7. **Member Comments:** This time is devoted to Association Members who have comments and/or concerns regarding any association matters. The Board has the authority to limit the time for individual comments. A time limit of two (2) minutes per member has been allotted. No member can give away his or her allotted time to expand another member's time. In consideration of other members who may wish to present comments and/or concerns, please avoid repetition.
8. **Announce Future Meeting Dates & Adjourn *:** *It is unknown at this time if the September Board Meeting will be conducted in person or virtually. We apologize in advance for any inconvenience.*
- **Board Agenda Workshop at 4:00 p.m. on Monday, September 21, 2020**
 - **Board of Directors Executive Session at 5:00 p.m. and General Business Meeting at 6:00 p.m. on Wednesday, September 23, 2020**
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**CRHA General Business Meeting
Wednesday, July 15, 2020 at 6:00 PM
Via GoToMeeting**

Please join the meeting from your computer, tablet or smartphone:

<https://global.gotomeeting.com/join/737425501>

You can also dial in using your phone: United States: +1 (669) 224-3412; Access Code: 737-425-501

Items identified with an asterisk "" are intended for Board action. NOTICE: NRS 116.31083 provides that each notice of a meeting of the executive board (aka: Board of Directors) must state the time and place of the meeting and include a copy of the agenda for the meeting or the date and location(s) where copies of the agenda may be conveniently obtained by the units' owners. General Business Meeting Agendas are posted on the Caughlin Ranch website and in the brochure box to the right of the entry door of the Association office at 1070 Caughlin Crossing, Reno, NV 89519. You may also call 775-746-1499 to obtain a copy. Agendas are available at least seven (7) calendar days before each scheduled Board Meeting. You are also notified of the rights of a unit's owner to: (a) Have a copy of the minutes or a summary of the minutes of the meeting provided to the unit's owner upon request, and, if required or by the executive board upon payment to the association of the cost of providing the copy to the unit's owners or in electronic format at no cost. (b) Speak to the association executive board, unless the executive board is meeting in executive session. (c) A copy of the audio recording of the minutes or a summary of the minutes of the meeting provided to the unit's owner. Any comments made may potentially become a permanent record of the minutes.*