

GREEN VALLEY RANCH COMMUNITY ASSOCIATION

Board of Directors Meeting

Regular Agenda

May 21, 2020 @ 5:30 PM

Due to COVID-19, this meeting will be held electronically via Zoom. Meeting ID: 879 4888 5385/Password: 056362

Board Members

Charles Geisendorf	President
Jocelyn Holzwarth, Adv. DCAL	Vice President
Mark Stieneker	Treasurer
Paul Rowcliffe	Secretary
Lisa Cobb	Director
Brad Miller	Director
Ben Sillitoe	Director

Management

Ivette Martinez, Supervising Community Manager – Terra West Management Services

Kristina Pullen, Administrative Assistant/ARC Coordinator – Terra West Management Services

This agenda is made available to the association's membership in accordance with NRS 116.3108. Effective October 1, 2009 each meeting of the Executive Board in Regular Session shall be audio recorded. Copies of the recording will be available to unit's owners upon request. There may be a charge for the copy.

Board action may be taken on any items placed on the Agenda as per NRS 116.

I. CALL TO ORDER AND ESTABLISHMENT OF A QUORUM

II. HOMEOWNERS' FORUM

This forum is devoted to comments from homeowners on agenda items only. To ensure everyone gets an opportunity to speak, comments may be limited to three minutes. No owner can give away their allotted time to expand another owner's time. Except in emergencies, no action will be taken upon a matter raised during this forum until the matter has been specifically included on a future agenda as an item upon which action may be taken. Once open forum is closed comments from the audience will not be accepted until the open forum at the end of the meeting.

III. LIAISONS REPORTS

- A. Landscape
- B. Communications

IV. CONSENT AGENDA ITEMS

Unless an item is pulled for discussion, the Board of Directors will take action on all consent agenda items with one motion, accepting the recommendations as stated on the agenda item. To pull an item for discussion, please notify the Board President before action is taken on the consent agenda items.

- A. Approval of Minutes – April 16, 2020
- B. Acceptance of Financials – March, April 2020
- C. List of Reserve Projects
- D. Review of Litigation Disclosure – Updated May 5, 2020
- E. Management Report
- F. Landscaping Report
- G. 2020 Annual Calendar

V. OPEN SEALED BIDS – Motion/Discuss/Review to approve opening of sealed bids

- A. None

VI. UNFINISHED BUSINESS

- A. Re-development of the Henderson Pavilion – Motion/Discuss/Review
- B. Wrought Iron Repairs and Paint Phase 3 Bids – Motion/Discuss/Review to approve/deny/postpone bids for Wrought Iron Repairs and Paint Phase 3

1. Comparison Sheet
 2. Intertex Companies – Option 1: \$79,979.00; Option 2: \$69,232.00
 3. RSI Builders - \$54,922.00
 4. Titan Construction - \$162,080.00
- C. Play Structure & Safety Padding Replacement – Cozy Hill Circle Park – Motion/Discuss/Review to approve/deny/postpone bids for Play Structure & Safety Padding Replacement at Cozy Hill Circle Park
1. Comparison Sheet
 2. Park Pro – \$196,187.90
 3. Evans Recreation - \$121,896.00
 4. Miracle Playground - \$91,421.10
- D. Play Structure & Safety Padding Replacement – Wingbrook Avenue Park – Motion/Discuss/Review to approve/deny/postpone bids for Play Structure & Safety Padding Replacement at Wingbrook Avenue Park
1. Comparison Sheet
 2. Park Pro – \$147,215.07
 3. Evans Recreation - \$97,433.00
 4. Miracle Playground - \$91,421.10
- E. Minor Repairs & Paint at Nine (9) Rest Stops – Motion/Discuss/Review to approve/deny/postpone bids for Minor Repairs & Paint at Nine (9) Rest Stops
1. Comparison Sheet
 2. Intertex - \$24,329.00
 3. RSI - \$29,216.00
 4. Titan Construction - \$38,450.00
- F. Landscape Maintenance RFP – Motion/Discuss/Review to approve/deny/postpone issuing the Landscape Maintenance RFP
- G. Tree Maintenance RFP – Motion/Discuss/Review to approve/deny/postpone issuing the Tree Maintenance RFP
- H. Landscape Sub-Committee – Motion/Discuss/Review to approve/deny/postpone forming a Sub-Committee to handle the Landscape and Tree Maintenance RFP Process

VII. NEW BUSINESS

- A. Jaramillo Proposal#02212001SC(R-1) - Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree surface root repair at Paseo Verde Pkwy & Palomino Village Dr.
- B. Jaramillo Proposal #04242004SC – Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree surface root repair at Paseo Verde Pkwy & Palomino Village Dr.
- C. Jaramillo Proposal #01292006SC(CO-1) – Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree surface root repair at the SE corner of Paseo Verde Pkwy and Palomino Village behind the monument wall
- D. Jaramillo Proposal #03011903SC(CO-1) – Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree surface root repair at the North side of Wingbrook, east of Woodduck in lieu of proposal #03011903SC approved in March 2019
- E. Jaramillo Proposal #03011905SC(CO-1) – Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree surface root repair at the North side of Wingbrook, west of Criss Cross in lieu of proposal #03011905SC approved in March 2019
- F. Jaramillo Landscape Proposal #04302099SC – Motion/Discuss/Review to approve/deny/postpone proposal from Jaramillo Landscape for tree removal and disposal south of Wingbrook between Woodduck & Criss Cross

VIII. NEXT MEETING - June 18, 2020

IX. BOARD MEMBER CLOSING COMMENTS

- X. HOMEOWNERS' FORUM – This forum is devoted to comments from homeowners on general topics. To ensure everyone gets an opportunity to speak, comments may be limited to three minutes. No owner can give away their allotted time to expand another owner's time. Items discussed may be placed on a future agenda at the discretion of the Board of Directors.

XI. ADJOURNMENT

AN EXECUTIVE SESSION OF THE BOARD OF DIRECTORS WILL BE HELD PRIOR TO THIS MEETING