

Minutes of the Mesquite Ranch Neighborhood Association

Regular Meeting – December 4, 2007 – Call to Order

The Meeting was called to order at 6:37pm. The following board members were present:

Randall Pierce
Karina Trumbull
Keith Miller
Sylvia Katvala
Chip Ellis

A quorum was noted for the record.

Approval of Minutes - November Meeting

Sylvia Katvala moved to approve the minutes of the November meeting of the MRNA. Randy Pierce seconded the motion and the minutes were approved by unanimous vote.

Call to Audience

A resident asked about the status of a previous request to locate a trash container at the picnic ramada adjacent to the basketball court. Randy Pierce informed the resident that the matter had been raised to the HOA. Chip Ellis confirmed that this issue was in discussion among the HOA board and that MRNA would monitor and provide updates at future meetings.

Committee Reports

Community Service – Chip Ellis reported that no community service events were planned until Spring, at which time the Community Yard Sale and Community Cleanup would be organized.

Newsletter – Randy Pierce reported that the Newsletter was completed and sent in November. The next newsletter will be dedicated to issues and concerns surrounding the Houghton Road Widening Project.

Neighborhood Watch – No new neighborhood watch groups have organized since the last meeting. Interested parties should contact Randy Pierce for information.

Plans & Development – Randy Pierce and Keith Miller reported on development activities around Mesquite Ranch:

The housing slump has reduced the likelihood of development of the land immediately bordering Mesquite Ranch in the near future. Also, planning for the extension of Harrison Road south of Irvington has not moved past the early discussion stages.

The Gas City at the southeast corner of Valencia and Houghton is nearing completion, and the development occurring behind the Gas City will include a Veterans Administration center.

A Super Target will locate at the southwest quadrant of Houghton and Mary Ann Cleveland Way, while a Target distribution center is under construction at Rita Road adjacent to the railroad tracks. Global Solar has relocated from Houghton and Escalante to the old Imation building on Rita Road.

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Traffic & Safety – Sylvia Katvala reported that street sweeping that had been requested along Poorman and Bilby has been completed by the City. There has been no further update on repairs of buckling pavement and sidewalk along Poorman and the Houghton walking path.

Treasury – Sylvia Katvala reported that \$188.12 remains in the bank account after expenses. \$7.92 of this balance remains from the \$500 donated by the HOA for social events planned and executed in 2007.

Social Events – Karina Trumbull thanked all the residents that helped ensure success of the Luau. Discussion of future event ideas ensued, including a Movie in the Park, Easter Egg Hunt, and a Bird Watch, all occurring in the March-April time frame.

Old Business

Chip Ellis provided an overview of the responsible gun ownership presentation presented by Citizens Addressing Responsible Gun Ownership (CARGO) at the October meeting.

Randy Pierce reported that “fake” parking violation letters using the ADAM LLC (HOA manager) letterhead had been circulated to some residents. Randy asked that any such letters be reported to ADAM.

New Business

Randy Pierce led a discussion on the Houghton Road Widening project. Randy indicated that MRNA has been attending discussion meetings with developers, and has pressed for a traffic signal at Poorman Road to ensure residents have safe access to and from Mesquite Ranch after the widening of Houghton Road. Developers are proposing a “Florida-Tee” intersection for Poorman/Houghton, which would allow unimpeded southbound traffic flow on Houghton while providing a controlled left turn with merge lane from Poorman.

Walls will not be erected for noise reduction along Houghton, due to their expense, limited effectiveness, and susceptibility to graffiti.

Though initial plans for widening Houghton were for two lanes in each direction, with a wide center median for further expansion, it now appears that Houghton will be expanded to 3 lanes during initial development.

Closing Comments

A resident asked whether flag poles were permitted within Mesquite Ranch. Randy Pierce indicated that such requests should be forwarded to the HOA design review committee.

Meeting Closure

Motion to adjourn the annual meeting was made by Karina Trumbull and seconded by Sylvia Katvala. The meeting was adjourned by unanimous vote at 7:30 p.m.