

**Catalina Foothills Estates No 9 Association
Meeting of the Board of Directors
AGENDA**

MONDAY, MARCH 2, 2026 @ 7:00 PM VIA ZOOM

The next meeting of the Board of Directors of Catalina Foothills Estates No. 9 Association has been scheduled via ZOOM for video conferencing. **All meetings are recorded for the purpose of taking minutes and are retained for three months.**

Zoom Meeting Link: <https://us02web.zoom.us/j/3314388299?pwd=SXRMTy9HVldMNW0rRTB6QkxNY3R2QT09>
Meeting ID: 331 439 8299
Passcode: BeKind *Telephone Only* +1(669) 900 6833, Passcode: 814603

7:00 Call to Order Joyce Su

- Roll Call / Quorum
- Approve Minutes for the Meeting of the Board of Directors on January 5, 2026.

7:05 Owner Comments

7:15 Reports & Actions

- a. Treasurer’s Report Jim Ponzo
- b. Roads & Landscaping Jim Ponzo
- c. Architecture Jeff Landers
 - (1) Publish Reminder to Owners
- d. Compliance Board
 - (1) Mailbox Variance Lot 72
 - (2) White Roofs Lots 77 and 114
- e. Resales Conni Struse
- f. Calendar Nancy Kay

7:30 Old Business

- a. Website Karin Sawtelle
- b. Newsletter Joyce Su

8:15 New Business

- a. Review fines

8:30 Adjournment

NEXT BOD MEETING: **Monday, April 6, 2026 (Zoom Online)**

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**CALENDAR
March and April 2026**

| | | |
|-------|--------------------------------|--|
| MAR | Board | March Board meeting |
| MAR | Treasurer | Assessments - Send Past Due Notices + itemized accounting (add \$15 late fee per month) |
| MAR | Board | Review trash collection contract performance; obtain bids or renew contract |
| MAR | Secretary | Upload February approved minutes to cloud-based storage and website |
| MAR | Secretary | Draft Agenda and send board package for April meeting |
| APRIL | Board | 1-April Board meeting |
| APRIL | Roads & Landscaping | Sweep roads – April |
| APRIL | Secretary | Upload March approved minutes to cloud-based storage and website |
| APRIL | Secretary | Draft Agenda and send board package for May meeting |
| APRIL | Treasurer | Assessments - 3rd Past Due Notices sent (add \$15 late fee per month) |

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**A.R.S. 33-1806 Resales
MARCH 2026**

ACTIVE LISTINGS 2026

| Status | Lot | Address | Owner | List price | Realtor | MLS |
|--------|-----|-------------------------|-------------------------|------------|------------------------|----------|
| Active | 124 | 2374 E. Calle Los Altos | Chi Yang & Sung Ok Park | \$899,000 | Chom Huber Long Realty | 22518989 |

PENDING, CONTINGENT & CLOSED SALES 2025-2026

| Closing Date | Lot | Address | Buyer | Seller | Sales price | Fee paid | Title form provided | CAT9 CC&R receipt received | Welcome Letter sent |
|--------------|-----|---------------------------|---|--------------------------------|-------------|----------|---------------------|----------------------------|---------------------|
| 10/15/25 | 39 | 6860 N. Solaz Tercero | Aric & Jeramie Ferrell | Chris Gair & Vilia M. Dedinas | \$975,000 | Yes | 8/13/25 | 10/30//25 | 8/14/25 |
| 8/27/25 | 94 | 6720 N. Altos Segundo | Cory Rosene & Amy Butalia-Rosene | Diane Frank | \$775,000 | Yes | 8/6/25 | 9/8/25 | 8/7/25 |
| 7/9/25 | 52 | 6828 N. Solaz Cuarto | Dennis and Gloria Del Grosso | Donald & Carolyn Murphy | \$1,055,000 | Yes | 6/7/25 | 7/5/25 | 6/7/25 |
| 5/30/25 | 9 | 6861 N. Solaz Primero | William H. Meyers and Kimberley M. Meyers Trust | Joyce A. Leissring | \$560,000 | Yes | 5/20/25 | 6/6/25 | 5/20/25 |
| 5/20/25 | 114 | 6481 N. Avenida de Posada | Mallemo Trading LLC, Manuel G. Murrieta Escalante | Estate of Russell Silberschlag | \$650,000 | Yes | 4/23/25 | | 4/25/25 |