

APRIL RUBY RANCH HOA BOARD MEETING AGENDA

Time: 6:30PM – 8:30PM

Date: Tuesday, April 10, 2018

Location: Ruby Ranch Lodge

1. Quorum (3) Board Members. Cristi Roberts, David Fletcher, Phil Mueller, Patrick Anderson and Cris Baird.
2. Welcome and introduce all in attendance.
3. Close Annual meeting
 - a. Quorum count and election results
 - b. Elect/assign 2018 director positions of President, Vice President, Treasurer and Secretary.
4. Review and approved Meeting Minutes for previous month(s) and/or Special Meeting(s).
5. Review of financial statements for the previous month(s).
 - a. Review and approve financial statement...per bookkeeper's reports.
 - b. Collections and attorney
6. Ongoing Business
 - a. Electronic voting / website / RR Electronic Accounts
 - b. FROM: Monthly TO DO list.
 - I. Acclimate all members to current contracts and policies
 - II. Dues statements out with note that outstanding balances will be turned to collections with all fees associated at the responsibility of the lot owner.
 - III. Change registered agent with the Secretary of the State
 - IV. Gate code change in March
 - c. Speeding cars and sheriff.
 - d. Quarries
 - I. Hays
 - II. Centex
 - e. Year In Review, Newsletter & Life safety plans
 - f. Committee recruitment.
 - g. Landscaping.
 - I. ROW and general mowing
 - II. Front and gate entrances
 - III. Renovation project
 - h. Matzig cove issue

7. New Business. Board Member topics. Limited to 5 minutes each.
 - a. ACC appointment. JD Sellers has volunteered.
 - b. The board will discuss approving foreclosure on the delinquent property on Clark Cove and the delinquent property on Walter Circle.
 - c. Discuss request from property owner on West Bartlett that wishes to have his legal fees waived.

8. Standing 2018 Committee. Updates.
 - a. Architectural Control Committee –Kelly Baugher, Andrea Siebert
Applications and violations report

 - b. Gate Committee - P4&5 Paul Czarnocki, Thomas Doebner AND P7&8 John Kimbrough, Kevin Boissonneault

 - c. Neighborhood & Welcoming Committee – Christi Anderson, Lu Berlin, Karen Marshall

 - d. Road Committee – Mark Rawlings

 - e. Wildlife Committee – Tim Dowling, Carri Turner, Jon Cassle, Chris Scallon, Cristi Rawlings

9. Guest topics. Limited to 5 minutes each.
 - a.
 - b.
 - c.

10. Executive Session.
 - a. Prior meeting oral summary – President
 - b. HOA Legal.

11. Scheduling of next meeting and conclusion.
 - a. Schedule May BOD meeting.
 - b. Conclusion.

The Ruby Ranch Home Owners Association’s Board of Directors reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any matters of The Association.