

**NOTICE**  
**RUBY RANCH HOA BOARD MEETING AGENDA**

Time: 6:30PM – 8:30PM  
Date: Tuesday, July 11, 2023  
Location: via Microsoft Teams

**AGENDA**

**The July 2023 meeting is scheduled as a Teams Video/Conference Call.**

1. Call to Order and Establish Quorum  
(3) Board Members - Richard Spradley, Donna Bjornson, Chris Whittenhall, Christina Ramirez Camarillo, Juliette Akers
2. Welcome and introduce all in attendance.
3. Review and approve Meeting Minutes for the previous month(s)
  - a. June 2023
4. Review of financial statements for the previous month.
  - a. Review and approve June financial statements - Bookkeeper's Report
  - b. Collections
5. Existing Business: Discuss/Consider/Take Action Regarding:  
Monthly Review
  - a. Quarries - RS
    - I. Hays
    - II. Centex
  - b. Committee Recruitment
  - c. Administrative
  - d. Legal updates
6. New Business - Discuss/Consider/Take Action Regarding:  
Board Member topics (Limited to 5 minutes each)
  - a) Increased truck traffic access an adjacent tract via the Ruby Ranch roads.

**Standing 2023 Committee - Updates**

- a. Architectural Control Committee –Kelly Baugher, Dayna Salter and Steve Jackson
  - a) Applications
  - b) New Violations
  - c) Update on Previous Violations

- b. Gate Committee - Jim Coats
  - I. PMs and/or issues
- c. Neighborhood & Welcoming Committee – Christina Ramirez Camarillo
- d. Social Committee - Christina Ramirez Camarillo
  - I. Recap of summer event
  - II. Next event?
- e. Road Committee – Chris Whittenhall and Richard Spradley
  - I. Final decision on front entrance and Story Dr. Road repair
- f. Landscaping Committee –Marie Coates
  - I. ROW and general mowing
  - II. Front and gate entrances
  - III. Sprinkler systems
- g. CCR Revision Study Committee – Richard Spradley, Chris Whittenhall, Donna Bjornson, Lori Davies,
  - I. Update
- 8. Guest Topics (Limited to 5 minutes each)
  - a.
  - b.
- 9. Executive Session
  - a. None
- 10. Scheduling of next meeting
  - a. Schedule next BOD meeting
  - b. Date agenda to be sent?
  - c. Posting Date?
- 11. Conclusion