

NOTICE

RUBY RANCH HOA BOARD MEETING AGENDA

Time: 6:30PM – 8:30PM

Date: Tuesday, January 9, 2024

Location: via Microsoft Teams

AGENDA

The January 2024 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, Juliette Akers
2. Welcome and introduce all in attendance.
3. Review and approve Meeting Minutes for the previous month(s)
 - a. October 2023
 - b. November 2023
 - c. December 2023
4. Review of financial statements for the previous month.
 - a. Review and approve November's financial statements - Bookkeeper's Report
 - b. Collections update
5. Existing Business: Discuss/Consider/Take Action Regarding:
Monthly Review
 - a. Quarries – Hays and Centex - RS
 - b. Board and Committee Recruitment
 - i.
 - c. Administrative
 - i. Agree on the Annual Meeting (AM) date, time, venue
 - ii. Draft AM agenda
 - iii. Finalize AM paperwork and prepare for print
 - d. Legal updates
6. New Business - Discuss/Consider/Take Action Regarding:
Board Member topics (Limited to 5 minutes each)
 - a)
 - b)

Standing 2024 Committee - Updates

- a. Architectural Control Committee – Dayna Salter and Evan Miller
 - a) Applications
 - b) New Violations
- b. Update on Previous Violations
- c. Gate Committee - Jim Coats
 - I. PMs and/or issues
- d. Neighborhood & Welcoming Committee –
 - I. Status
- e. Social Committee -
- f. Road Committee
 - I. Road repair follow-up
- g. Landscaping Committee –Marie Coates
 - I. ROW and general mowing
 - II. Front and gate entrances.
 - III. Sprinkler systems
 - IV. Status of fall landscaping and winterization process
- 7. Guest Topics (Limited to 5 minutes each)
 - a.
- 8. Executive Session
 - a.
- 9. Scheduling of next meeting
 - a. Schedule next BOD meeting
 - b. Date agenda to be sent?
 - c. Posting Date?

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.