



Ruby Ranch Homeowner's Association
P. O. Box 71
Buda, Texas 78610

February 2014 RRHOA BOARD MEETING MINUTES

Location: Scott Follett's Conference Room, 380 E. Bartlett Dr. (Ruby Ranch)

Time: 7:00 pm – 9:00 pm

Date: Tuesday, February 11, 2014

1. Quorum (3) Board Members Cristi Roberts, Scott Christians, David Mixon
2. Review and approve Meeting Minutes for previous month(s) and Special Meeting(s)
Minutes Approved
3. Review of financial statements for the previous month(s)
Financials approved. . Scott stated that we have over \$200,000 in Broadway Bank. Maximum insurance coverage is \$250,000. It was suggested that we should move some of that money to another bank.
4. Ongoing Business:
 - a. Road Engineer Update- Mark Rawlings-Crack Seal Progress: Progress stopped on crack seal until better weather, Dale Olmstead has notified the Board that he had not yet received an invoice for the Water Boards portion of the Bridge Damage that occurred during the Halloween Flood. The invoice amounts are to be \$950.00 and \$1500.00.
 - b. Discuss potential of filing an insurance claim for the electrical storm damage to the gate equipment at Clark Cove Entrance: Jack to complete follow up.
 - c. Review pricing bids for Ruby Ranch Bookkeeping Services: Bids were reviewed and contract awarded to Blue Coyote.
Year end Financial Review to be completed by Donna Egenolf (CPA) at a cost of \$35.00 per hour. Board agreed with costs based on a \$500.00 cap. Projected completion with-in 7 days
5. New Business/Discussion Items:
 - a. Annual Meeting/Election Information updates: Sonny to send out Proxy notifications to his e-mail list. Preparation work for Annual Meeting is almost complete.
Review Bylaws/CCR's presentation at Annual Meeting-David to generate outline on proposing changes to existing RR Bylaws item 8.17. Cristi will present proposal for consideration at the Meeting.

Standing Committees for 2014 Updates (if any):

Oral Update Exec Meeting: Cristi Roberts

- i. **Architectural Control Committee:** None
- II **Road Committee:** Nothing additional
- III **Gate Committee Phase 4 & 5:** None
- IV **Gate Committee Phase 7 & 8:** None
- V **Landscaping Committee:** None
- VI **Wildlife Committee:** None

Continued



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6. Guests: Open Topics: Limited to 5 minutes each member: Guest Robert Lee stated he was concerned about giving the Board the power to fine individual lot owners. He stated that he would consider supporting it if there was a mandatory provision that 10 Lot Owners would have to sign a petition to fine. He felt that would eliminate any potential abuse of power.

7. Executive Session:
a. Attorney Letters/Violations

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 of the matters listed above.**