



**BOARD OF DIRECTORS MEETING
April 10, 2021
Clubhouse
MINUTES**

1. Call to Order 9:00 am

Attendees: BOD –Matt Kunz, Jerry Nelson, Caitlin Hitt, Janice Stevenson, and Patrick Chandler.

Owners: Stephen Cariotis

Adjourn: 9:45am

Old Business

1. Consideration of Minutes – March 2021 BOD Meeting Minutes

- a. Jerry motioned for approval, Patrick seconded, all in favor, Approved.

2. Management Reports

- a. Director of Operations Report – Jerry Nelson
 - RRS Monthly Report Review
 - Contractor and Owner’s Gate Codes will be updated in May. New codes will be sent out prior.
 - Road Work- Paul Putnam is still slated to start on the roads, he is wrapping up other projects.
 - Hay Baling- Jerry looking into options to just fertilize front field, 3 field and 16 field. Confirming how many bales were generated from those fields and what the increase revenue will be. All other hay fields will still be baled just not fertilized.
 - Sunflower Fields- Three areas have been prepped and planted with sunflowers. They will take 120 days to mature.
 - Pecan Wood Available- As you enter the gun range area via Clubhouse road there is pecan wood available to be cut by owners. The logs are laying to the left.
 - Front Pond- Holding water and fish appear to be doing well. Jerry is focused on securing the washout pipe with concrete.
 - Fish Feeder- The back pond has the fish feeder set up, eventually a second feeder will be added to front pond.

Action Items: Patrick to provide bags of concrete that can be used to secure washout. Jerry to price fertilizing just the 3 high generating hay fields.

- b. Treasurer’s Report – Janice Stevenson

- Account balances as of 3/31/2021:

Checking	\$2,356.96
Money Market	\$122,832.83
Exotic	\$1046.66
Breeding	\$16,951.01

- Three deer protein feeders were sold for a total of \$600.

3. Committee Updates

- a. CC&R's Committee- Taylor is working on a summary of the recommended changes that will go out to the committee for confirmation then to the board.
- b. Architect Committee- No new updates
- c. Wildlife Committee- Next WCC Meeting is May 22nd.

New Business

4. Board Position Postings

- a. First week of May two board positions will be posted, these are two-year terms.
- b. Jerry and Patrick's positions were one-year terms to replace owners who had previously stepped down.
- c. Jerry and Patrick will both run again but two-week period for other owners to submit their name will be available.
- d. New terms will start June 1st.

5. Notice of CC&R Violations

- a. Reviewed in closed session.

6. Ranch work list

- a. Open to do list will be posted online for owners that want to help in their free time.
- b. Old metal gates that are staged around the ranch will be collected and brought back to the barn to sell.

7. Next Board meeting – Scheduled for May 21st @ 6pm

Action Items: Caitlin to send out Board positions first week of May. Janice to post Ranch Work List items on the website.