



**BOD Meeting
Sat. Sept. 30, 2023 1:00PM
Ranch House
Minutes**

- **Call to Order 1:00pm**

Attendees: BOD – Matt Kunz, Sam Thomason, Caitlin Hitt, Janice Stevenson and Andy Mathews.

Owners- Brandy and John

Old Business

1. **Consideration of Minutes** – July 2023 BOD Meeting Minutes

- Sam motioned for approval, Caitlin seconded, all in favor, Approved.

- **Management Reports**

1. Director of Operations Report – Sam Thomason

- Ranch Operations Update

- Gate issue resolved, mice chewed wires in the main box. A bait box has been added.
- Fences are being run in the next week.
- Wasp spray will be applied at gun range to the shooting benches.
- County Burn Ban is lifted but the Board would like the community to hold off with burning brush piles until we get some rain.
- Road Work is progressing, contractor is expecting to be done this coming week and then we need rain so they can come back to do the final work needed. There will be a crown in the middle of the road to help with rain runoff.

2. Treasurer's Report – Janice Stevenson

- Checking Account- \$17,256.94
- Deer Breeding Account- \$24,388
- Exotic Fund Account- \$2,410
- Money Market Account- \$120,016
- All account balances are as of 8/31/2023
- 2024 budget was reviewed, need to get final quote for road maintenance for next week prior to finalizing 2024 budget.

Action Items: Sam to have Jose spray the gun range benches. Sam to close the burn ban sign. Sam to get proposal for road maintenance in 2024.

- **Committee Updates**

- | | |
|------------------------|-------------------|
| 1. Architect Committee | Taylor Stone |
| • No new items | |
| 2. Wildlife Committee | Wesley Hitt |
| 3. Gun Range Committee | Brandy V & John K |

- \$13,638 was donated for the range, thank you to all the contributed.
- A welder is being used to solve the safety wall that is tilting between pistol and rifle range.
- John presented plans for a covered pavilion for the gun range area.
- Gravel is needed on the dirt road by the range.

Action Items: Sam to coordinate gravel loads being dropped by the rifle range. Sam to coordinate burning the brush pile by the range.

New Business

- **CC&R Survey Outcome-** Based on the lack of participation/interest the CC&R committee will not be moving forward with changes to the current CC&R's.
- **New Cooler Set Up-** The new cooler was set up by volunteers on 9/29. The electrical will be run on 10/1. A hanging rack within the cooler will be installed in the next few weeks as well.
- **Fall POA Event-** A Rib and Dessert Cook Off/Potluck will be held Saturday Nov. 4th at noon. A skeet shooting event will follow. More details will be sent out soon.

Action Items: Caitlin to send info on Fall POA event.

Ratification of Actions Take Between Meetings

- | | | | |
|----|--------|---------|-------|
| 1. | First: | Second: | Vote: |
| 2. | First: | Second: | Vote: |
| 3. | First: | Second: | Vote: |

Adjournment at 1:45pm