

**FLYING L RANCH PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
MARCH 12, 2024**

(The following is a summary of the business conducted at the meeting)

PRESENT Sharon Lee Buchanan, Caroline James, Dan Knight,
Larry Mensch, Ellen Sides, Evette Maytum, Chuck Dye

ABSENT None Absent

ALSO PRESENT Brent Buchanan, Macy Dye, Larry & Sybil Marsh,
Brian & Nancy Caldwell, Gary Geldart, Nancy Rowton
June Baker, Doug Stevens

CALL TO ORDER At 7:00 PM

QUORUM PRESENT Yes

INVOCATION The invocation was led by Ellen Sides

PLEDGE OF ALEGIANCE The pledges of allegiance were led by Dan Knight & Brent Buchanan

APPROVAL OF MINUTES Minutes of the January 13, 2024 Board Meeting and Annual Meeting were approved electronically.
Record of Electronic Votes for January 2024 through February 2024 read by Secretary, Kathleen Segura:

Online Votes for February and March 2024

January 22, 2024 A motion was made by Sharon Buchanan to approve the minutes for the January 13, 2024 Board Meeting. It was seconded by Chuck Dye and was approved unanimously.

January 26, 2024 – Sharon Buchanan made a motion to approve the Annual Meeting Minutes from January 13, 2024 and it was seconded by Caroline James. It passed unanimously.

February 3, 2024 – Ellen Sides made the motion to approve sharing half the cost of a new electronic lock on the PUD building in return for the POA using the building for storage of files. The motion was seconded by Larry Mensch and it pass unanimously.

February 19,2024 – A motion by Larry Mensch was made to approve the February expenditures and was seconded by Sharon Buchanan. The motion passed unanimously.

TREASURER'S REPORT Liz Lawlis, Treasurer, presented the Treasurer's Report to the Board.
The following accounts are at Texas Partners Bank: CLR Checking Account-122,014.82, Money Market 23 – 112,938.56, CD – 31,517.25, Reserve Account – 103,581.74, Accounts Receivables – 47,876.06, Budget Surplus -106,902.36.

Sharon Buchanan made a motion to approve payment of expenditures Of \$6,926.00. It was seconded by Larry Mensch. It passed unanimously.

PUBLIC FORM

The speakers were Larry Marsh and Gary Geldart. Larry suggested the road in front of mailboxes be widened. Gary Geldart asked that homeowners be aware that Contractors were not to use the dumpsters and that the Contractor would be fined once identified.

COMMITTEE REPORTS

Architectural Committee: Dan Knight announced that Lindsay Pichard resigned as Chair of the Committee and thanked her for her service. The new ACC Chair is Maurice Doublet and Vice Chair is Victor Polanco.

Nominating: No report

By-Laws/Covenants: Larry Mensch reported the new members of the committee were Larry Mensch, Ellen Sides, Evette Maytum, Brian Caldwell, and Nancy Caldwell. The first meeting will be held 3/18/24 at 4pm at the Flying L Trigger Room. They will review covenants and bylaws and the need for updates/changes to be voted on by the community at the end of the year.

Covenants Compliance: Sharon Buchanan stated that there were 9 violations and that 6 had been resolved. Caroline James noted that they check on the residences in violation and like to send a thank you email once they are in compliance.

Roads: Dan Knight stated that we are now in the season for road repairs. Pot holes would start to be repaired and they would be assessing projects for the future.

Mowing/Trees – Larry Mensch stated that the mowing equipment has been serviced and ready for the upcoming mowing season. Randy Morrison is the mowing and grounds maintenance technician for the FLPOA. During the off Season, Randy Morrison painted speed bumps and completed the replacement of all the street signs with green reflective signs for safety. He also straightened all the older sign posts throughout the ranch.

Social Activities- Evette Maytum is the Social Activities Chair and announced That the Spring Garage Sale will be held April 19 & 20th. There will be information posted on the FLPOA website. She is asking for people to sign up and give their address and a short list of types of items for sale. This information will be used for flyers and a map for garage sale shoppers.

Finance Committee- No report

Crime Watch- Dan Knight spoke about being watchful for criminal activity in light of the issues at the Texas border. He did note that most of the increase in crime has been in the larger cities.

Mailboxes – Chuck Dye reported that there were two bids to consider for 10 new mailboxes. Also, that the awning had been extended to cover the new boxes. One new box had been installed that had been purchased previously.

UNFINISHED BUSINESS

No unfinished Business

NEW BUSINESS

A. Committee Members and Chairs: Dan Knight thanked all those that had signed up for the Committee and Chairman of Committee spots.

B. Variance on Undersized Lot – the variance was withdrawn at this time.

C. Discontinue Use of Zoom – the Board decided to continue to offer Zoom.

D. Dan Knight determined that it was not necessary to vote on providing the PUD a copy of New Home Building Applications or Fence applications. The ACC will be providing those documents to the PUD so that they can monitor septic locations and easements. He thanked the PUD and the Resort for working with the POA.

Executive Session

The Board went into Executive Session to discuss Legal Matters, Enforcement Actions and Late Fees and Collections. The Executive Session was adjourned at 7:25 P.M.

Adjournment

A motion by Sharon Buchanan to adjourn the meeting was seconded by Caroline James and passed unanimously. Dan Knight adjourned the meeting at 7: 54 pm.

Respectfully Submitted,

Kathleen Segura

Kathleen Segura, Recording Secretary