

FLYING L RANCH PROPERTY OWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS
SPECIAL MEETING
May 31, 2016

MINUTES

(The following minutes are a summary of the business conducted at the meeting.)

- PRESENT** Elwood (Woody) Baker, Penny Bateman, Cecilia (Cissy) Elkins, Anthony Ferragamo, Jay Gainer, and Terry Segura
- ABSENT** Terry Peek
- ALSO PRESENT** Diane Segura, Mark Gainer, June Baker, and Kathy Antwine, Recording Secretary
- CALL TO ORDER** The meeting was called by order by Woody Baker, Chairman, at 6:05 p.m. There being a quorum present, the meeting proceeded.
- PUBLIC FORUM**
- 1) Anthony Ferragamo requested permission to have a small trailer on his property to store his furniture while his home is repaired due to flooding. A motion was made by Penny Bateman and seconded by Jay Gainer to allow Anthony Ferragamo to leave the trailer on his property as long as needed to repair his home. Motion carried unanimously.
 - 2) Mark Gainer reported that his house was flooded during the recent rains. He said he thinks the run-off gully behind his house is not sufficient to carry the volume of water that comes across the road during large rainstorms like we experienced Memorial Day weekend. It was determined during discussion that this gully carried water from the large water containment pond on the north side of #15 fairway down the north side of #15 green and across the dip on Flying L Drive, intended for this purpose, down to San Julian Creek. The water at the dip on Flying L Drive becomes too deep to drive across, thus stranding residents on the back of the Ranch. He said this year water also came across the road from the water containment pond on the south side of #15 fairway, down the south side of #15 green (across another residents back yard) and across Flying L Drive where there is no ditch to direct it to the gully, so they had water coming down both sides of their house. Mr. Gainer said they have sustained considerable damage two years in a row and have now lost approximately six feet of their property next to the gully due to erosion. This erosion has exposed about ten feet of the main water line, and the electric pole and support pylons have been undermined. A motion was made by Anthony Ferragamo and seconded by Penny Bateman to make it a priority to address the flooding issue at this location due to safety concerns and damages done to surrounding properties. The motion carried unanimously.

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NEW BUSINESS

Electronic Vote: At the May 10, 2016 board meeting, Anthony Ferragamo advised the board on the drainage issue on the road extension on Valley Oak Drive and proposed purchasing Lot 22 in Section 6 to use for drainage. Since the board needed to make a quick decision, board members were asked to vote on the motion via email. On May 12, 2016, a motion was made by Anthony Ferragamo and seconded by Terry Peek to acquire Lot 22 in Section 6 from Edwin Grissom for the amount of \$2,000 plus closing costs; that we employ Triple R Contractors to dig a drainage ditch across said lot for \$2,250; and that we employ Triple R Contractors to install a double course of chip seal on Valley Oak Drive extension for \$4,080. Board members voted electronically by email and the motion carried.

Cedar Trace: The board discussed the obligation to build a new road to a home being built on Cedar Trace. Anthony Ferragamo reported he had received an estimated bid of \$25,000 to install the road with a four inch base and a two inch chip seal. There is no money budgeted to cover the expense to build the new road at this time. The property owner wants access to his home inside the Ranch and not from Bottle Springs Road; and it is the responsibility of the board to provide access to his home when funds are available. A motion was made by Penny Bateman and seconded by Terry Segura to build a gravel road for access to the new home until such time as the budget allows funding for a chip seal road. The motion carried with one nay.

**EXECUTIVE
SESSION**

The board recessed to Executive Session at 6:30 pm. to discuss Legal Issues.

**RESUME
SPECIAL
MEETING**

The Special Meeting was re-convened at 6:40 p.m. Anthony Ferragamo said the board discussed correspondence from the attorney and agreed to continue corresponding with the attorney regarding the legal issue.

ADJOURNMENT

A motion was made by Anthony Ferragamo and seconded by Penny Bateman to adjourn the meeting at 6:45 p.m. The motion carried unanimously.

Respectfully Submitted,

Kathy Antwine, Recording Secretary