

**FLYING L RANCH PROPERTY OWNERS ASSOCIATION
BOARD OF TRUSTEES MEETING**

June 9, 2015

MINUTES

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

- PRESENT** Woody Baker, Cecilia Elkins, Anthony Ferragamo, Terry Peek, Luana Pirtle, Rick Rector, and Garry Schneider
- ALSO PRESENT** Donna Witt, Kathleen Romane, Dick Shafer, Jan Shafer, Leslie Rector, Don Johnson, Letha Johnson, Wally Fabela and Casey Fabela
- CALL TO ORDER** The meeting was called to order at 6:00 p.m. by Woody Baker, Chairman. There being a quorum present, the meeting proceeded.
- INVOCATION** The invocation was given by Terry Peek.
- APPROVAL OF MINUTES** The board reviewed the minutes of the May 12, 2015 meeting. Rick Rector requested the following information be added to the minutes, **“Donna Witt reported that she has completed the 501c4 application for Non-Profit Status. She will need a check for \$850 to submit with the application.”** Rick Rector questioned the legality of removing a board member from a committee during Executive Session. A motion was made by Rick Rector and seconded by Anthony Ferragamo to redact the Executive Session decision held on May 12, 2015. The motion carried with one board member abstaining. A motion was made Garry Schneider and seconded by Terry Peek to approve the minutes as amended. The motion carried unanimously.
- TREASURER’S REPORT** Maggie Ferragamo, Treasurer, was not able to attend the meeting. Anthony Ferragamo provided copies of the Treasurer’s Report to the board members. The report included the Balance Sheet as of June 9, 2015; the Profit & Loss January 1 through June 9, 2015; the Profit & Loss May 11 through June 9, 2015; the Check Detail April 13 through June 9, 2015; and the Profit & Loss Budget vs. Actual January 1 through June 9, 2015. The POA has a total of \$176,546.87 in the bank accounts at Wells Fargo and Texas Hill Country Bank. The report shows a Total Income of \$87,238.66, Total Expense of \$13,194.33 for a Net Income of \$74,044.33. The POA has received confirmation that the Income Tax returns have been received by the IRS. A motion was made by Garry Schneider and seconded by Terry Peek to reimburse Maggie Ferragamo \$125 for the purchase of Microsoft Office software. The motion carried unanimously. A motion was made by Garry Schneider and seconded by Terry Peek to acknowledge receipt of the Treasurer’s Report. The motion carried unanimously.

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PUBLIC FORUM

- 1) Jan Shafer reported several dead oak trees on Lot 3 & 4 in Section 2.
- 2) Donna Witt said she mailed the 501c4 Application for Non-Profit Status on May 15, 2015. It will probably be 90 days before we get a response.
- 3) Wally and Casey Fabela addressed the board requesting permission to build a gazebo on their property. It will have a metal roof instead of a composition roof that would match the house. A motion was made by Rick Rector and seconded by Luana Pirtle to approve the construction of the gazebo. The motion carried unanimously.
- 4) Leslie Rector addressed her concern that the Amenities package has not been provided to all property owners.

**COMMITTEE
REPORTS**

STANDING COMMITTEES:

Architectural Control: Garry Schneider reported that the construction on two houses is progressing as planned.

Nominating: No report

By-Laws: The Mission Statement will be placed on the web site.

Covenants: In response to a covenants violation letter sent to a property owner, Terry Peek reported that the owner called and said she was working on getting the repairs done.

Roads: Anthony Ferragamo reported that the contractor has started filing the potholes and scraping the sides of the roads. The work should be done by the end of the week.

Mowing: Terry Peek reported that the grass and weeds have gotten very tall on vacant lots all over the Ranch. A letter will be sent to all property owners advising them to mow their lots. A motion was made by Terry Peek and seconded by Garry Schneider to mow lots as needed, including the green spaces. The motion carried unanimously.

Trees: Terry Peek will check on the dead trees in Section 2, as well as the dead tree on Oak Hills Drive.

Social Activities: Luana Pirtle said she has received an invoice for \$755.98 for the mixer that was held on May 15, 2015. A motion was made by Anthony Ferragamo and seconded by Garry Schneider to approve payment of \$755.98 for the mixer held on May 15, 2015. The motion carried unanimously. Due to the limited attendance and excessive expense to offer the movie night, Mrs. Pirtle recommended cancelling the movie scheduled in August. The board will decide at the next meeting if another event will be offered.

Reclamation of and/or Filing of Liens: No report

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OLD BUSINESS

Code of Ethics: A motion was made by Rick Rector and seconded by Anthony Ferragano to accept the Code of Ethics as presented. The motion carried unanimously.

Abated Lots: Mr. Baker reported that he had received a list from Susan Jenkins showing the abated lots. There was a question about lot 31 in Section 12. The Flying L Ranch owned the lot until December 2, 2013, at which time Trip Du Perier took ownership of the lot. The \$625 that was abated up to 2013 is correct and the lot was not listed as abated for 2014 or 2015. The Ranch will provide a check for \$1,500 for road work by the end of the month.

NEW BUSINESS

Extension of Flying L Ranch Amenities to property Owners for 2015: In response to concerns from property owners regarding the amenities pass offered to homeowners only, Anthony Ferragamo said the Ranch would agree to issue two passes per property owner for an extra fee of \$2,000. A motion was made by Anthony Ferragamo and seconded by Garry Schneider to approve \$2,000 for the Amenities pass for two passes per property owner. The motion carried with five ayes and one nay.

Bid for Mosquito Control: Anthony Ferragamo presented a bid from Hill Country Pest Control Company to provide mosquito control. A motion was made by Anthony Ferragamo and seconded by Terry Peek to approve up to \$520 for fog application and treatment of standing water for mosquitoes, as needed, at the president's discretion. The motion carried with five ayes and one nay.

ADJOURNMENT:

A motion was made by Garry Schneider and seconded by Terry Peek to adjourn the meeting at 7:50 p.m. The motion carried unanimously.

Respectfully Submitted,

Kathy Antwine, Recording Secretary