

Notice of Special Meeting

November 19th, 10:00AM

On Saturday, November 19th at 10:00am in the TV Room near Headquarters, there will be a Special Meeting for Owners regarding the rebuild. This meeting will also be offered via Zoom.

Although the Ownership previously voted to rebuild both the small lodge at the pool and the bunkhouse, due to the extreme rise in construction costs there are not enough rebuild funds to do so. We will need the Owners to vote on a different course of action.

The pool lodge is now complete, and the final cost for that project was \$1,558,358. Rebuild money still available is \$1,305,850. That won't be enough to cover the Bunkhouse Rebuild.

We have 4 basic options available to us at this time.

1. Keep the rebuild funds set aside for a bunkhouse, and do fundraisers and special assessments to raise the additional funds needed for the project.
2. Build something instead of the bunkhouse, like yurts, cabins, or tiny homes.
3. Use the remainder of the rebuild funds to replenish our Reserve Account, catch up on several smaller upkeep projects at R-Ranch, and cover the increased operating expenses for the next few years.
4. Some combination of options 2 and 3.

The purpose of the Special Meeting is to hear owner ideas for what to rebuild, if anything, and to take the first steps on forming a Rebuild Committee. The Rebuild Committee will take the ideas generated during the meeting, research them for feasibility, and provide their recommendations for which options will go on a ballot for all owners to vote on. When their work is complete, a ballot will go out to all owners via mail.

We hope that you will join us for the Special Meeting for Owners either in person, or via Zoom. We would love to hear your suggestions, and will do our best to answer your questions.

Sincerely,
The R-Ranch Board of Directors

If you will be attending via Zoom, please register in advance by 4pm Friday, November 18th, by using this link:

https://us06web.zoom.us/webinar/register/WN_GasMBK-4SFK7mjhXKWQ9DQ

Documents related to this meeting will be available via the link below. Additional documents will be added to this link by November 18th.

https://drive.google.com/drive/folders/1zykCFKzgN1W1Zfwu7_g0Z4obHSuuJYNK?usp=sharing