

R-Ranch POA Board of Directors
2nd Quarter Meeting
Saturday, May 4th, 2024 at 10:00am
At the Game/TV Room of R-Ranch and via Zoom

1. Call to Order and Introductions: Mark Grenbemer
2. Pledge of Allegiance:
3. For the Record: **This meeting is being recorded. By attending you are consenting to being recorded. Recordings can be made available to Owners in good standing.**
4. Roll Call: Mark Grenbemer
5. Review and set Agenda: Mark Grenbemer
6. Review and Approve Minutes: Emilie Simmons

Calendar and Announcements

7. Election Information for 2024:
 - a. Friday, May 3rd, 4pm deadline to apply to run in the election for the Board. Candidates must be in Good Standing by 4pm of this date to apply.
 - b. Thursday, June 6th, 4pm. Date of Record for the July 2024 Election. Owners must be in Good Standing by 4pm on this date to be eligible to vote in the election.
 - c. Saturday, July 6th, 1pm. Elections for the 2024 Board of Directors. Ballots must be received by 1:30pm on July 6th to be counted in the election.
8. Review Essential Tasks Calendar
 - a. Review Calendar
 - b. Assignment of tasks if needed
9. Set next Working Session: Proposed date: Tuesday, June 11th, 6pm via Zoom
10. Set Next Quarterly Meeting: Proposed Saturday, May 4th, at 10am in the TV/Game Room and via Zoom.
11. Day at the Ranch Events for 2024: Saturday, May 18th, and Saturday June 22nd. Guest fees will be waived for those days. Owners are encouraged to bring or send their friends to experience a free "Day at R-Ranch".

Reports and Updates

12. Executive Meeting Report (Mark Osborne)
13. Committee Reports (Emilie Simmons)
 - i. Marketing Committee
 - ii. Advisory Committee
 - iii. Rebuild Committee
 - iv. Strategic Plan Committee
 - v. Financial Committee
 - vi. Volunteer Committee
 - vii. Election Committee
14. General Manager's Report (Heath Kauffman)
15. President's Report (Mark Grenbemer)
16. Quarterly Financial Report (Curtis Hancock)
 - a. Presentation of Quarterly Financial Report
 - b. Discussion/Questions from Directors

- c. Approval of Quarterly Financial Report
- 17. Updates:
 - a. Dam Removal and Mitigation Funds
 - b. Red Book Project

{Recess}

Unfinished Business

- 18. Hilltop Project
 - a. Updates
 - b. Discussion
 - c. Possible approval of expenditures and next steps
- 19. Owner's Handbook of Rules and Information
 - a. Discussion
 - b. Owner Comment Time on this agenda item only.
 - c. Possible adoption of the final version of the Owner's Handbook
- 20. Owner Retention Projects
 - a. Updates of progress
 - b. Discussion
 - c. Possible approval of next project

New Business

- 21. Sales Plan
 - a. Sales Plan Update
 - b. Review Policies and Procedures for Sales
 - c. Possible adoption of Policies and Procedures for Sales

Owner Comment Time

- 22. Owner Comment Time: (Facilitator Emilie Simmons) [30 Minutes]

Each owner may address the board for up to 3 minutes per share. Time cannot be given to another owner. Owners attending in person may form a line at the podium. Owners participating via Zoom will need to type in their name and share number on the chat feature if they want a turn to speak. Owner comments may also be emailed in ahead of time to board@r-ranchca.com and will be read aloud in the meeting if requested.

- 23. Adjourn

ATTENTION: Potential adoption of the Owner's Handbook of Rules and Information is on this agenda. The full draft of the Rule Book is available for your review on the website. This version contains minor updates in language throughout, and 2 possible major changes: 1. Enforce Campsite Limits Year-Round, and 2. Designate 6 Campsites for Reservations Only. Zoom information and meeting documents are available in the Owner Portal of the website: www.r-ranchca.com