

Latigo Property Owners Association
10655 Hwy 46
Pipe Creek, Texas 78063

June 5, 2014



Hello Latigo Property Owners

A year ago Latigo held its first Property Owners meeting, and elected it's Board of Directors.

During the past year, we have seen a lot of building activity in Latigo Ranch.

We now have seven beautiful new homes, four new homes have been added in the past few months, and one is in the process of pouring the foundation, we wish to congratulate our newest home owners



Mr & Mrs. Dennis Zaferis



Oscar & Alecia Del Toro



Jim & Vicki Estes



Chris & Carrie Hansen

Jeffrey and Rebecca Gilbreath are in the beginning stages of foundation pouring

We had our Annual Property Owners meeting on May 3, 2014 and welcomed some wonderful new property owners. The turn out was not sufficient to establish a quorum. Per the HOA state laws, we will need to reschedule the meeting, and will plan to have the meeting on June 28. Hope those of you who weren't able to attend will be able to make the second meeting. Notice of meeting and Proxy

forms will be sent out. This is very important. If you can't attend, it is mandatory that you mail your proxy to us prior to the meeting date. This is not optional; you either attend or you send in your proxy in order to maintain our HOA status under state law! The meeting will be held in Latigo Ranch at Jim and Vicki Estes new home. We hope to see everyone there. We do realize not everyone will be able to attend, please do send in your proxy votes.

For those of you who attended the meeting please feel free to just send in your proxy

Current Finances

01/01/2014-06/01/2014

Current Bank Balance	\$4,715.49
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Income

Mail Box Rental Income	\$120.00
Transfer Fees	\$250.00
POA Fees	\$7,620.00
Total Income	\$7990.00

Expenses

Tax Accountant	\$75.00
Bandera First Bank Monthly Fee	\$15.00
Mowing	\$266.00
Weed Treatment	\$272.00
Insurance	\$1,660.00
Pipe Creek Community Center	\$30.00
Utilities/Electricity	\$157.00
Gate Maintenance	\$1,047.00
Total Expenses	\$4,885.72

The entry gate motor burned out and had to be replaced, at a cost of \$1,047.00

With all of the building activity going on, we have noticed that some of the building materials, fast food papers, cups, bags, water bottles, and even a couple of beer cans have been scattered around due to windy conditions; we may need to remind the contractors to be diligent in helping us to keep our subdivision looking nice.

In order to maintain the most current contact information for our homeowners, we ask that you please email the following information to our Latigo Ranch e-mail.

Name, address and preferred email address and telephone number

Thank you to everyone who has already updated their information

Hope everyone has a fun filled and happy summer.

