

LATIGO RANCH UNIT 1 POA MEETING MINUTES

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

BOARD OF DIRECTORS MEETING

Saturday, February 8, 2020 @ 9 a.m.

LOCATION

Pipe Creek VFD Bingo Hall, 1378 FM1283 Pipe Creek, TX 78063

AGENDA

Board in Attendance: Dennis Zaferis, Ron Childers and Wes Peña

1. Meeting called to order by Dennis Zaferis @ 9:01 a.m.
2. Treasurers report of \$28,979.46 in checking (operating) account, and road fund of \$ 33,394.85. Clay wanted to add the preliminary budget for this year. After projected revenues and expenses are paid, the free balance available is \$10,300. Our income is \$12,800 for this year if we include the 7 remaining lots needing to pay their dues and late fees. Total income is \$16,500 with \$5,500 going into the road fund.
3. Meeting minutes from August 24, 2019 were approved by the board.
4. Two items needing to be done this year that will come out of our general fund will be cleaning and trimming the oak trees out front, and the other is patching up roads which will come out of the road fund. Both are projected at around \$1,000 each. The board agreed to both projects.
5. No future projects planned.
6. Calling for volunteers to A) clean up the Roosevelt weeds and other plants along the 1 mile of roadway from gate to Blevins Pass. Then B) to remove all the trash debris along the road. C) Lawn mowing. D) Fix where the hogs are ripping up the soil along road side. There is hope to be able to drive over the spots to knock them back down. Ron Childers asks if we can help by not throwing our trash out from vehicles in the community. He and his wife Janice picked up two big bags worth of trash. Most of it could be from contractors, so if you are currently building or doing projects around

your home, please remind them to respect our community and pick up after themselves and keep the trash in their vehicles until they can dispose of it properly. The board thought implementing a fine on the homeowner for littering, then they would have to take it up with their contractor if they are caught littering.

7. Elections for this year. Dennis' position is expiring this year and the 3 ACC positions are up for election. Dennis votes to appoint Wes to Chair the nominating committee. He also elected to give and asked Ron Childers if he would give his vote toward the board's nominee to Wes for the committee nomination. If you would like to join Wes on the committee, please reach out to him.

8. Business for the good of Latigo Ranch. Anthony Squires wanted to know if we have looked into renting an edger tool to clean up the vegetation growing over the concrete ribbon curb rather than purchasing one. It will be looked into and assessed during the community workday.

9. Please watch for an email to seek volunteers on a weekend to start the community roadside clean up.

10. No other comments. Meeting closed at 9:22 a.m.

Submitted this 15th day of February, 2020

Debbie MacDonald