

Elkhorn Ranch Owners Association
Board of Directors Meeting
03/25/2023
Indian Mountain Community Center

Officers:

S. McCallie - President - Present
D. Drake - Vice President - Present
G. Comstock - Secretary - Present
F. Lambert - Treasurer - Present
D. Comstock - At Large - Present
K. Nierude - At Large - resigned

MINUTES

1. Call to Order Consideration of Agenda 10:05 am
2. Approval of January Minutes approved with corrections
3. Treasurer's Report
 - a. Regular account - \$77,992.40
 - b. Water account - \$2,01.93 This amount reduced by the payment to BarStar
 - c. Lot turnover total 15 for the year.
4. Committee Reports
 - a. Architectural - There have been 2 new inquiries
 - b. Security -
 - i. Terry
 - ii. Complaint about Duck Way will be turned in
 - iii. We will look into the buckets at the picnic ground for replacement probably with concrete of some form
 - iv. We need repaint some of the tables
 - c. Election
 - i. Kevin resigned from the board, his term expires in 2023, we are not replacing him at this time.
 - ii. Dave's term also expires in 2023.

- iii. We need 2 members for the election for 2023. (In the past Dave has expressed that he would like to retire.)
- iv. We had one person express interest at the picnic last year. Georgia emailed him.

5. Old Business

- a. Governing Docs and Bylaws Corrections
 - i. Not posted Georgia will get it done in February, it will be emailed and posted before the annual meeting July 1, 2023.
- b. Entrance Sign -
 - i. Need to fill out the sign application and submit it to the Planning Department. We would like to have it installed in April or May.
- c. Outhouses
 - i. Our contractor will demolish the building for the outhouse, we will need a rolloff for the debris. We need to have a demolition permit. We need to verify with Shirley Septic that the men's tank is empty enough to abandon the tank. When all pieces are completed, we will demolish the outhouse.
- d. Water
 - i. We paid BarStar the \$5,500 from the expired agreement. BarStar wants to have a meeting with board members. Spence will let us know when the meeting is.
- e. John Buchanan
 - i. Georgia was not able to locate John, his emails bounced and his name was not on the list for the phone when she called.
 - ii. We will collect references for a new attorney.

6. New Business

- a. Picnic
 - i. We are planning on adding either smoked pork and/or smoked brisket to the menu for the picnic on July 1, 2023. We will still provide burgers, dogs and buns for the picnic.

7. Adjournment at 11:05 am

Next Meeting: Picnic on July 1, 2023