

**DOUBLE R RANCH OWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS' MEETING**  
**NOVEMBER 11, 2014**  
**161 BROKEN SPUR RD**

**DIRECTORS PRESENT WERE:**

Debbie McAlister      Rodney Scharich      JoAnn Kickler      John Cressey-Neely

**OTHERS IN ATTENDANCE**

John Schuetze      Tom Kickler      Harry Maxwell      Ernie DeWinne      Harold Martin  
Joe Ortega      Karen Brucks

**MINUTES:**

The meeting was called to order by 2<sup>nd</sup> Vice President Debbie McAlister at 7:00 p.m. November 11, 2014.

Each Director read the Minutes of the October Meeting.

**MOTION:**

JoAnn Kickler made a motion to accept the October minutes as presented.

Rodney Scharich seconded the motion. The Board voted unanimously and the motion passed

**TREASURER REPORT:** The Board and guests went over the Balance Sheet and Profit and Loss report presented; there is a total of \$123,852.69 in checking and savings as of October 31, 2014. The Board discussed the annual audit and Rodney Scharich advised he asked for help from Richard and Wayne and hasn't heard anything back. Rodney advised that he will get with Karen and schedule a day to be able to complete the audit.

**MOTION:**

Rodney Scharich made a motion to accept the treasurer's report as presented.

John Cressey-Neely seconded the motion. - The Board voted unanimously and the motion passed.

**CORPORATE SECRETARY REPORT:** JoAnn Kickler reported that that we have five (5) members that are delinquent for this year totaling \$860.32; five (5) delinquent accounts from previous years totaling \$1,692.82; six (6) members on a payment plan totaling \$921.71; two (2) members we took back from collections totaling \$7,188.93, and two (2) accounts in bankruptcy totaling \$934.26. JoAnn advised that letters have been sent and calls have been made. JoAnn advised that she will get with Karen later this month to file liens.

**EXECUTIVE SECRETARIES REPORT:** Karen Brucks reported that at the Annual Meeting the silent auction and bbq plate sales brought in \$445.00 to go towards the bbq pit and bench that was purchased. Karen reported that she will be on vacation during the Thanksgiving and Christmas Holidays and will let them know the exact days later.

**MAINTENANCE REPORT:** Joe Ortega thanked everyone that helped set up for the Annual Meeting. Joe reported that they have been mowing, fixed the volleyball poles, put up new net, painting the benches among other regular maintenance. Joe will be putting up the Christmas lights after thanksgiving. Joe reported that he will be starting his vacation on December 15<sup>th</sup>.

**ACC:** Tom Kickler reported that there is nothing to report this month.

**OLD BUSINESS:**

The Board discussed sharing the new company truck that the BRRWSC purchased at 20% DRROA and 80% BRRWSC of fuel, maintenance, insurance and operating cost.

The Board discussed keeping the old 1999 that was given to the DRROA by the BRRWSC in exchange for the utility box. The Board decided to keep the old company truck to use on the ranch until it dies, then look at either purchasing another used truck or some type of recreational vehicle.

**MOTION:**

JoAnn Kickler made a motion to keep the 1999 Chevy owned 100% by the DRROA, with no major repairs; and to share the 2012 Ford owned by the BRRWSC, at 20% DRROA and 80% BRRWSC of fuel, maintenance, insurance and operating costs.

Rodney Scharich seconded the motion. - The Board voted unanimously and the motion passed.

**NEW BUSINESS:**

The Board went over the rental lease agreement with the BRRWSC

**MOTION:**

John Cressey-Neely made a motion to sign the rental agreement with the BRRWSC after changing the use of the BRRWSC owned company truck to: 20% DRROA and 80% BRRWSC of the fuel, maintenance, insurance and operating costs.

Rodney Scharich seconded the motion. - The Board voted unanimously and the motion passed.

Karen Brucks advised that he will be getting quotes for the insurance for the 1999 Chevy truck.

Debbie McAlister advised that she would like the Board to discuss what the guest asked at the annual meeting regarding owing multiple lots and getting a discount and that she would like to see if they could get additional guest passes for multiple lots as well. The Board discussed and advised that it's in the Covenants and Restrictions that dues on all lots are a fixed cost and it will stay that way. The Board agreed that they don't want to create a new class for the pool to give owners with multiple lots additional guest cards.

Ernie DeWinne advised that the lots on Oak Bridge that were donated by the DRROA to the BRRWSC for the new water well have been transferred and he is working on getting those lots taken off the DRROA property tax bill.

Harold Martin advised that the county came out the day of the County Commissioners Court meeting and let him know that the county will be doing a study of the curves.

Reminder of the next Board Meeting is January 13, 2015.

**MOTION:**

JoAnn Kickler made a motion to adjourn into Executive Session.

Rodney Scharich seconded the motion. - The Board voted unanimously and the motion passed.