

DOUBLE R RANCH OWNERS' ASSOCIATION, INC.

REGULAR BOARD OF DIRECTORS' MEETING

June 8, 2021, 7 p.m.

161 BROKEN SPUR CIRCLE

Open and Zoom meeting

Minutes of the Board of Directors meeting of the DRROA, held at 7 p.m. on June 8, 2021

1. CALL TO ORDER

First Vice-President, John Cressey-Neely called the meeting to order at 7:01 p.m.

2. ROLL CALL

Other Board members present: Greg Henrie, John Schuetze, Billy Wilson and Cheryl Young
Absent: Ron Beadles, Bill Dillard

Others present: Chuck Altvater, Tammy Altvater, Susie Crews, Jay Earl, Jackie Elliot, Karen Fulghum, Barbara Hall, Mark Hall, Joan Hutchinson, JoAnn Kickler, Jaime Kohutek, Harold Martin, Debbie McAlister, Debra Mendez, Lisa Nelson, Mark Nelson, Mark Overlie, Bonnie Tidball, Lee Towles, Rita Towles, and Joe Ortega

3. QUORUM ESTABLISHED

The DRROA successfully established a quorum at 7:02 p.m.

3A. ACTIONS BETWEEN MEETINGS: The BOD approved the purchase of a new ZTR mower after bids were received per the May 11, 2021 meeting.

3B. Member comments: Arborist coming to subdivision, pool furniture, road repairs and amendment questions and explanations, deer problems, speeding in the neighborhood, golfcarts and four wheelers and mail issues.

4. APPROVAL OF PRIOR MEETING MINUTES

Motion by Cheryl Young, seconded by Billy Wilson to approve the minutes of the May 11, 2021 meeting as presented. Motion passed unanimously.

5. FINANCIAL REPORT

John Schuetze gave the Treasurer's report. He said he had talked to the postmaster about the mail situation and that we need to increase the budget for flags. Motion by Billy Wilson to accept the Treasurers report as stated, Cheryl Young seconded, passed unanimously.

6. MANAGERS REPORTS

John Cressey-Neely gave the Insurance and Collections report as follows: 111 unpaid accounts owe the HOA \$44596.43, 11 of those are liened accounts owing \$16481.67.

Chris Darus gave the office managers report as follows: Website updated, bank statements reconciled, paid the HOA liability insurance, mailed out 400+ assessments, had processed 303 payments made, mailed out pool cards, decals and amendment paperwork to those 303 accounts and had sent violation letters for the ACC and the HOA. He also reported that a resident had said they had contacted Bandera County Road and Bridge and a county commissioner.

Joe Ortega gave the maintenance report as follows: replaced flags as needed, daily pool maintenance, was checking contractors, met with DR Horton on drainage issues, asked about changing the code on the River Park gate more frequently (30 days) to keep non-owners out (seven kids cutting donuts in the park tearing it up), and asked about moving the community mulch pile after a complaint. Mowing had been keeping them busy, purchased a new chain saw for trimming and reported that the chain basketball nets were torn up and additional signage was needed, (the HOA will no longer replace the nets).

ACC report: Chairman was not present, none given.

7. UNFINISHED BUSINESS

The Board discussed unfinished business at 7:47 p.m.

Greg Henrie talked about credit card acceptance possibilities. Tabled until next meeting

John Cressey-Neely talked about collections for past due accounts. It was already determined to turn over liened accounts to the lawyer.

John Cressey-Neely talked about the community yard sale.

8. NEW BUSINESS

John Cressey-Neely talked about drainage issues on Kings Ranch Rd. DR Horton is having an engineer coming to evaluate the issues and the company is supposedly going to make things right.

Billy Wilson talked about security issues at the River Park. Motion was made by Greg Henrie to change codes every 30 days, Billy Wilson seconded, passed unanimously.

John Cressey Neely talked about pool hours and availability.

9. NEXT MEETING DATE

The next monthly Board meeting is scheduled for July 13, at 7 p.m.

The board meeting adjourned at 8:45 p.m. and was followed by a short Executive session.

DRROA 1st Vice-President – John Cressey Neely

DRROA Treasurer – John Schuetze

