

PRRPOA Board Meeting Minutes

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Pine Ridge Ranch Property Owners Association

Board of Directors Meeting Minutes for 2-20-10

The meeting was called to order at 10:20 a.m. by Mary Jane Woods at the home of Ken Eickhoff

Those in attendance:

Mary Jane Woods – President, Deb Raudins – Vice President, Ken Eickhoff, Pat Licklider, Walley Lamb – Directors,
Tona Mendoza – Treasurer

Guests: Richard Monger (Mayor of Ft. Laramie), Chuck Leon, member

Mary Jane opened the meeting by asking Chuck for a brief discussion/background on trash situation with TDS. Mr. Monger provided some background information on how the town of Ft. Laramie deals with trash: every resident is billed for the service, and the Town really doesn't want to be involved in the billing aspect for us (but Olsen says Town would have to be responsible for billing); if they take the garbage, will probably be above the rural rate due to town having no recourse for illegal dumps or unpaid bills. Deb asked the Town of Ft. Laramie to prepare a proposal for us. Mr. Monger said he will have it put on the next council meeting agenda. Would be good for a representative from the board to attend the meeting. Council meeting are the first Tuesday of each month at 7pm (next meeting is March 2). Ken proposed idea of colored bags for PRR residents; Mary Jane wondered about a combination of the bag idea and the Board paying for one dumpster. Board then thanked the Mayor for attending.

Previous Minutes

Tona read minutes from the previous meeting. Motion made and passed to approve minutes with changes.

Treasurer's Report

Tona presented the treasurer's reports (see attached). Motion made and passed to approve treasurer's report as read. Deb would like to add a projected budget column to the report. Tona will send her the Excel file for her to prepare.

Old Business

LOT 25 CONCERNS

Ken was waiting on the landowners contact info from MJ so no follow-up was done at this time. Tona will get Ken the phone number.

ROAD BOSS

Deferred until April or when Dick returns, whichever comes first.

COLOR PALETTE

Deb proposes a display of the color palette at the annual meeting. Will revisit this issue at next meeting.

ANNUAL MEETING

Pat was given a tour of the new community center in Fort Laramie. A kitchen is available (but is set up more for a caterer) as well as tables and chairs. Have three different rooms which will hold different amounts of people. She was not able to get a price. Don't know if a microphone, podium or air conditioning are available. Pat will get a definite price from the town by March 15.

Motion made by Ken to authorize Pat to obtain rental of center if it does not exceed \$200. Expect tables and chairs, screen, podium, microphone, use of kitchen all day. Motion was seconded, all approved.

Tona reported on the 4H building: Rental fee is \$125 with \$125 deposit. Includes kitchen, tables, chairs and podium with built-in sound system (sound is currently under repair, may not be functional by June).

ROAD PROJECTS PRIORITIZATION

Ken will follow up with Blocker re: road projects and estimates

New Business

UPDATE ON LETTERS FROM LOT 50 AND 44

Mary Jane passed around a draft response for board review/approval. She will get letters mailed to both landowners.

2009 TAXES

Tona reminded board that taxes are due by March 15. Motion made, seconded and approved unanimously to have taxes sent to the accountant for preparation.

LIST OF PROPERTY OWNERS

Deb was unable to contact her source; item tabled until next meeting.

ISSUES FOR BALLOT/PROXY VOTING

Suggested voting issues for ballots: staggered terms

NOMINATIONS LETTER

Tona read proposed nomination letter to be mailed out to membership. Letters will be mailed on March 1 with a due back date of April 1.

POWERPOINT PRESENTATION FOR ANNUAL MEETING

Deb quickly went over her proposed presentation as well as suggestions for displays (map of road work, sites with structures) and available literature (fencers, real estate, road builders), suggested door prizes and collecting donations from local merchants. Will need easels for the displays.

Pat will check with Cathy on mugs. Will talk again about this next mtg.

Mugs, overnight bag, binders, hats, bandanas----door prizes, avail for order? Maps?

Menu: Deb will prepare a BBQ-ish style. Charge will be \$10/person

GOAL SETTING

Tabled due to deteriorating weather conditions.

PURSUIT OF LIENS/COLLECTIONS ON LATE DUES

Need more information on this. Deb will do some research and report back on this

Call for Bills –

None submitted.

Next Meeting Date:

April 3 at 10:00 at Buckhorn Ranch (Ken Eickhoff's place).

Motion made, seconded and carried to adjourn meeting at 1:10 pm.

Respectfully submitted by Tona Mendoza, Treasurer, acting Secretary