

CROOKED RIVER RANCH CLUB & MAINTENANCE ASSOCIATION

Board of Directors Agenda – Work Session

Monday, May 6, 2024

- I. Call to order
- II. Roll call
- III. Special topics
 - a. Swearing In and Seating of Dave Klym as BOD Director
 - b. BOD Assignments
 - c. AFE # 293 – RV Park Picnic Tables
 - d. Fire Abatement Efforts Update, Heritage House Electrical Safety Concern, Pool Update – General Maintenance Supervisor McRae
 - e. Insurance Presentation – Lisa Doolin – Country Financial
 - f. Nominating Committee Update – Director Carey
 - g. Ranch Clean Up Day Reminder – June 8
- IV. A/R log Review
- V. Regular Board Meeting Agenda Review – May 20, 2024
- VI. Vote to Adjourn to Executive Session if Needed

OATH OF OFFICE
BY THE BOARD OF DIRECTORS OF CRRC&MA

I, Dave Klym, do solemnly swear that I will uphold and abide by the Articles of Incorporation; the Covenants, Conditions and Restrictions; and the By-Laws of the Crooked River Ranch Club and Maintenance Association;

That I will act in accordance with these documents, according to law and regulations and at all times in the best interests of the Association and its membership;

That I will respect the dignity, values and opinions of each Board member and Employee;

That I will attempt to understand and represent the needs of all those we serve, not just a particular geographic area or special interest group, and base on my judgements and decisions with integrity and in the best interest of the Association;

That I will not discuss any proceedings deemed confidential by the full Board outside the Board Room;

That I will uphold, support and abide by any and all decisions made through motion or resolution by a majority vote of the Board of Directors;

And that I will discharge all duties appointed me to the best of my ability, so long as I remain a member of the Board of Directors of the Crooked River Ranch Club and Maintenance Association between September 9, 2020 and September 6, 2023.

SIGNATURE

DATE

PRINTED NAME

BOARD ASSIGNMENT DESCRIPTIONS

Advisors' Duties and Responsibilities

The Advisor is an individual Board member who is assigned yearly for specific support to each department of the Association. Advisors shall familiarize themselves with the function of their designated department, historical information pertinent to this role, and develop successful relationships with the department supervisors. There will be three advisors who will serve the following departments: Facility Services Department, Administrative Services Department, and Golf Operations.

The Advisor may assist the Ranch Manager in providing aid, support, guidance, and technical assistance as requested, and provide recommendations or possible actions for consideration, and shall serve as a resource for new and difficult situations.

The Advisor may serve as a conduit between the Board and Ranch Manager for their designated departments. They may assist the department supervisors with Ranch Manager's knowledge and support in any way requested and act as a channel for the grievance process as delineated in the Employee Handbook.

In the event of the Ranch Manager's absence, the Advisors may, with Board approval and direction, step in to assist their assigned departments in providing operational management of the Association.

Board of Director Committee Liaison

The Board of Directors will assign a Board member as a liaison to all the committees. Typically, the role of any assigned liaison is to improve communication between the Board and the committee. The liaison may not take a more active role within the committee; however, the liaison may make recommendations. Liaisons will forward critical information to the committee at the direction of the Board. The assigned liaison will not be a voting member of the committee.

Team Members

A team is a sub-group of the Board assigned specific defined responsibilities and authorized to approve in the name of the Board actions that meet the goals of the full Board, such as approving payment plans for members in collection. The team is also charged with making recommendations for the full Boards' consideration on any issue that significantly impacts the Association. The team should periodically report to the Board on its activities.

2024-2025 BOARD ASSIGNMENTS REVISION WORKSHEET

May 6, 2024

Assignment	BOD Member Assigned	Replacement BOD Member
Advisor - Administrative Services Department	Kari Vickery	
Advisor - Facilities Services Department		
Advisor - Golf Operations Department	Kelly Davis	
Committee Liaison - Architectural Review Committee		
Committee Liaison - Budget/ Auditing Committee	Bob Beveridge	
Committee Liaison - CC&R Review Committee	Kari Vickery	
Committee Liaison - Neighborhood Phase Rep Committee	Julia Randall	
Committee Liaison - Parks and Recreation Committee	Ara Erdekian	
Committee Liaison - Events Committee	Sarah Woolverton	
Committee Liaison - Ranch Enhancements Committee	Mike Carey	
Committee Liaison - Alternative Funding Committee	Julia Randall	
Committee Member (President ex officio) - Nominating Committee	Kari Vickery	
Committee Member (Treasurer ex officio) - Budget/Audit Committee	Kelly Davis	
Officer - President	Kari Vickery	
Officer - Secretary		
Officer - Treasurer	Kelly Davis	
Officer - Vice President	Bob Beveridge	
Team - CC&R Enforcement Issues		
Team - CC&R Enforcement Issues	Sheryl Jones	
Team - Communications Issues	Kari Vickery	
Team - Communications Issues	Ara Erdekian	
Team - Communications Issues	Julia Randall	
Team - Communications Issues	Mike Carey	
Team - Contract Review & Insurance Issues	Sheryl Jones	
Team - Contract Review & Insurance Issues	Julia Randall	
Team - Contract Review & Insurance Issues	Sarah Woolverton	
Team - Employee Issues	Julia Randall	
Team - Employee Issues		
Team - Employee Issues	Kari Vickery	
Team - Golf Issues	Kelly Davis	
Team - Golf Issues	Mike Carey	
Team - Legal/Collection of Unpaid Dues	Kari Vickery	
Team - Legal/Collection of Unpaid Dues	Julia Randall	
Team - Legal/Collection of Unpaid Dues	Ara Erdekian	
Team - Road Issues	Ara Erdekian	
Team - Road Issues	Sarah Woolverton	
Team - Security & Safety Issues	Sarah Woolverton	
Team - Security & Safety Issues		
Team - Construction Committee	Julia Randall	
Team - Construction Committee	Sarah Woolverton	

FY 2024-2025 Committee Review Assignments

Committee	Assignee
Architectural Review Committee	Julia Randall
Liaison: Mike Dries	
Budget/Audit Committee	Ara Erdekian
Liaison: Bob Beveridge	
CC&R Review Committee	Mike Carey
Liaison: Kari Vickery	
Parks & Recreation	Sheryl Jones
Liaison: Ara Erdekian	
Events Committee	Kari Vickery
Liaison: Sarah Woolverton	
Neighborhood Phase Reps	
Liaison: Mike Carey	
Ranch Enhancements Committee	Bob Beveridge
Liaison:	
Alternative Funding Committee	Sarah Woolverton
Liaison: Julia Randall	
Committee Review Assignments	
Committee reviews are performed by Directors that are not an Advisor or Member of that particular committee. They are usually done around April or May of each year.	
See attached Committee Review Form	

BOARD COMMITTEE REVIEW

Committee Name: _____
Chair: _____
Vice Chair: _____
Secretary: _____
BOD Liaison: _____

Date of Review: _____
Number of Members: _____
How Often Committee Meets: _____
Reviewer: _____

SECTION ONE: RELATIONS WITH THE BOARD OF DIRECTORS

- ☐ YES ☐ NO ☐ N/A Work of this committee could not be accomplished as efficiently by the Board of Directors or a subset of the BOD designated by the full Board.
- ☐ YES ☐ NO ☐ N/A Committee has a charter or mission description approved by the BOD.
- ☐ YES ☐ NO ☐ N/A Committee charter or mission remains valid to the needs of the BOD.
- ☐ YES ☐ NO ☐ N/A Committee charter or mission needs some adjustment or modification.
(Describe in comments section below)
- ☐ YES ☐ NO ☐ N/A Committee reports monthly/regularly to the BOD on recommendations, concerns, or needs for additional guidance or support.
- ☐ YES ☐ NO ☐ N/A When the committee makes a recommendation to the Board, it includes language for a motion for the Board's consideration.
- ☐ YES ☐ NO ☐ N/A Committee minutes are submitted in writing in time to be included with the monthly Board Books.
- ☐ YES ☐ NO ☐ N/A BOD liaison assists in communication between Board and Committee.

SECTION TWO: COMMITTEE ORGANIZATION AND OPERATIONS

- ☐ YES ☐ NO ☐ N/A Committee's meetings are organized around an agenda provided members in advance of each meeting.
- ☐ YES ☐ NO ☐ N/A Meetings are conducted in an orderly way and follow the agenda
- ☐ YES ☐ NO ☐ N/A Committee chair is elected annually.
- ☐ YES ☐ NO ☐ N/A Committee chair makes an effort to get all committee members involved.
- ☐ YES ☐ NO ☐ N/A Committee members understand the role assigned committees in the CRR organization and their committee's mission as spelled out in its charter or the ***Policy and Procedures Handbook***.
- ☐ YES ☐ NO ☐ N/A Committee members understand they are governed by the Association's Articles of Incorporation, By-Laws and CC&Rs.

☐ YES ☐ NO ☐ N/A

Committee members are approved by the board or elected by the Association's membership.

☐ YES ☐ NO ☐ N/A

Committee members understand that their committee possesses only the authority granted to it by the BOD.

☐ YES ☐ NO ☐ N/A

Committee members are selected with attention to developing and maintaining the committee's experience and expertise base, as well as bringing in new people with new ideas.

☐ YES ☐ NO ☐ N/A

Committee understands that all communications released for publication must be approved in accordance with BOD policies prior to its release.

☐ YES ☐ NO ☐ N/A

The committee understands the only information that may be shared by the Association's administration, is the name, address and phone numbers of association members—but not email addresses unless specifically authorized by the member.

☐ YES ☐ NO ☐ N/A

Committee understands that they are not empowered to task staff members and all requests for support shall be made through its BOD liaison or the Administrator, who will arrange support and its prioritization based on staff workload and resource availability. (Note: When possible the committee should use the copier dedicated to committee use outside the main office area.)

CROOKED RIVER RANCH C&MA BOARD MEETING

AGENDA ITEM SUMMARY

Meeting Date: May 6, 2024
Meeting Type: BOD Work Session
Department: RV Park
Staff Contact: Julie Inman
Estimated Time: 5 Minutes

ITEM TITLE: AFE # 293 – RV Park Picnic Table purchase

ACTION REQUESTED

To approve AFE # 293 in the amount of \$10,365.14 to purchase replacement picnic tables for the RV Park.

ISSUE STATEMENT:

The wooden picnic tables we have been using are rotting and falling apart. We spend thousands of dollars each spring on wood and labor to restore picnic tables to usable condition. The Capital Reserve Plan allows for \$10,000 per year for four years for replacement of rotted wood tables with expanded metal tables.

ATTACHMENTS:

Invoice # 24688443 from Global Industrial Supply in the amount of \$10,365.14.

DISCUSSION/FINANCIAL IMPACT:

This expenditure was allocated in the FY 25 CRP budget in the amount of \$10,000. While the purchase price is slightly over that amount we feel the excess amount is insignificant and the purchase includes a small child's picnic table which will be used in the playground area.

BUDGET IMPACTED: Capital Reserve

(Operating or Capital Reserve)

CROOKED RIVER RANCH
AUTHORIZATION FOR EXPENDITURE

All expenditures over \$5000 must be justified on this form, endorsed by the Ranch Manager before going to the Board of Directors for approval.

DATE: 5/1/24

AMOUNT OF EXPENDITURE: \$10,365.14

AFE NUMBER: #293

REASON FOR EXPENDITURE: Picnic Tables for RV Park. Capital Reserve Plan allows for \$10,000 expenditure for picnic tables.

JUSTIFICATION FOR EXPENDITURE: Order of 11 expanded metal 8' picnic tables.

The wooden picnic tables we have been using are rotting and falling apart. We spend thousands of dollars each spring on wood and labor to restore picnic tables to usable condition. The Capital Reserve Plan allows for \$10,000 per year for four years for replacement of rotted wood tables with expanded metal tables.

REQUESTING DEPARTMENT: _____ RV Park _____ DATE: 5/6/24

SUPERVISOR: Julie Inman _____ DATE: 5/6/24

RANCH MANAGER: _____ DATE: _____

BOD OFFICER: _____ DATE: _____

CRR RV Park

From: Global Industrial <do-not-reply@globalindustrial.com>
Sent: Tuesday, April 30, 2024 12:13 PM
To: rvpark2@crookedriverranch.com
Subject: Your Global Industrial Order #24688443 Is Confirmed (Location ID: CRR RV PARK)
Attachments: Order Confirmation24688443.pdf



Order Confirmation

Order Date: 04/30/2024 15:12 PM EST

Account #: 7706144
Order #: 24688443
PO #: JULIE0501

Dear Norm Park,

Thank you for placing your order with Global Industrial. Your order details are below. We will send a Shipment confirmation once your item(s) ship.

Please note, orders containing multiple items may generate additional notifications as items may ship separately.

Orders placed with Open Terms may be subject to additional credit line verification. Our Credit Department will contact you if additional information is required. You will receive an email notification if the estimated shipment schedule changes during this process

Check Your Order Status

Order Details

Billing Address

Norm Park
CROOKED RIVER RANCH CLUB AND
MAINTENANCE
5195 SW CLUBHOUSE RD
TERREBONNE, Oregon 97760

UNITED STATES

Shipping Address

Remit To

GLOBAL EQUIPMENT COMPANY INC.
29833 NETWORK PLACE
CHICAGO, IL 60673-1298
7708225600

Norm Park

Crooked River Ranch RV Park
14875 SW Hayes Lane
TERREBONNE, Oregon 97760
UNITED STATES

Payment Information

Terms: Open Credit

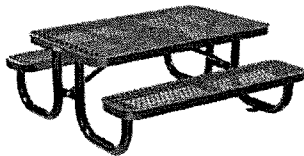
Subtotal: \$8,769.00

Promotional Discount: -\$35.85

Shipping: \$1,631.99

Tax: \$0.00

Total: **\$10,365.14**



Product Description

Global Industrial™ 4' Rectangular Kids
Picnic Table, Expanded Metal, Green

QTY

Price

Total

1

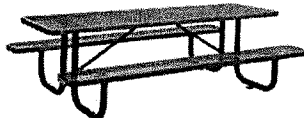
\$679.00

\$679.00

Item #: 695485KGN

Shipping Method: TRUCK

Estimated Delivery On or Before: Fri, May 3



Product Description

Global Industrial™ 8' Rectangular
Picnic Table, Expanded Metal,
Green

QTY

Price

Total

10

\$809.00

\$8,090.00

Item #: 277153GN

Shipping Method: TRUCK

Estimated Delivery On or Before: Fri, May 3

THE BEST DEALS ARE RIGHT HERE.

[Shop All](#)



Defensible Space Information provided by Lisa Doolin, Country Financial

Wildfire-Defensible Space Guidelines

Defensible space is essential to improving a dwelling's chance of surviving a wildfire. It is the buffer zone between a structure on the insured property and the grass, trees, shrubs, or any wildland area that surround it. This space is needed to slow or stop the spread of wildfire and it protects the dwelling from catching fire – either from direct flame contact or radiant heat.

Focus on these areas:

Zone 1: The area adjacent to the home (0-30 ft)

The objective in this area is to prevent flames from making direct contact with structures.

- Tree debris should be cleared from decks, roofs, and gutters.
- Eaves on the roof should be enclosed.
- Any materials stored around structures should be removed.
- Branches should be trimmed away from the dwelling to keep the roof and gutters free of debris.
- A spark arrestor with openings less than 1/8" should be installed on all wood burning stove vents.
- Any 500 gallon or less propane tank should be moved 10 feet or more away from structures (and directed away from structures).
- Any 500-2,000 gallon propane tank should be moved 25 feet or more away from structures (and directed away from structures).
- A "Class A" fire-resistant roofing product* should be installed to reduce the risk presented by a combustible roof.
- Lattice or wire mesh should be used beneath decks to prevent accumulation of debris and heat trapping.
- Any ground litter and dead vegetation should be removed from around the dwelling.
- Shrubs next to the dwelling should be removed and isolated from surrounding trees.
- Grass and weeds should be maintained at a height no taller than 4 inches.
- Tree limbs should be trimmed at least 6 feet from the ground around the dwelling and structures, and there should be 10 feet of separation between larger trees.

*A "Class A" roof is defined as a fire-retardant roof effective against the most severe category of exposure and has been tested in accordance with ASTM E 108 or UL 790.

Zone 2: The area beyond 30 feet from the home (30-100 feet)

Use this area extending at least 100 feet from the dwelling (or to the property line) as a buffer zone to reduce the intensity of the approaching wildfire and to change a crown fire into a ground fire.

- Woodpiles should be stacked at least 30 feet from the dwelling and structures, uphill, and away from trees.
- Grass and weeds should be maintained at a height no taller than 4 inches.
- Tree limbs should be trimmed at least 6 feet from the ground around the dwelling and structures, and there should be 10 feet of separation between larger trees.
- Light reflective address numbers should be placed on the road to aid in emergency responses.
- Any vegetation should be cleared with 15 feet of overhead clearance from around the road leading to the dwelling.

Open burning in both of these zones is not allowed. (Avoid trash burn barrels, fire pits, etc.) Visit <http://disastersafety.org/wildfire/> for more information.

What other steps should clients take to mitigate risk in Zone 1? 0-5 feet from home

- Trim trees regularly to keep branches a minimum of 10 feet from other trees.
- Grass and weeds should be maintained at a height no taller than 4 inches
- Any 500 gallon or less propane tank should be moved 10 feet or more away from structures (and directed away from structures).
- Any 500-2,000 gallon propane tank should be moved 25 feet or more away from structures (and directed away from structures)

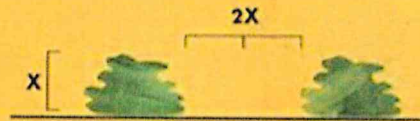
What other steps should clients take to mitigate risk in Zone 2? 5-30 feet from home

- The rules for grass, weeds, tree limbs, and spacing of larger trees in Zone 1 also apply to Zone 2.
- Light-reflective address numbers should be placed on the road to aid in emergency responses.
- Woodpiles should be stacked at least 30 feet from the dwelling and structures, uphill, and away from trees.
- Follow appropriate horizontal and vertical spacing (*see below*).

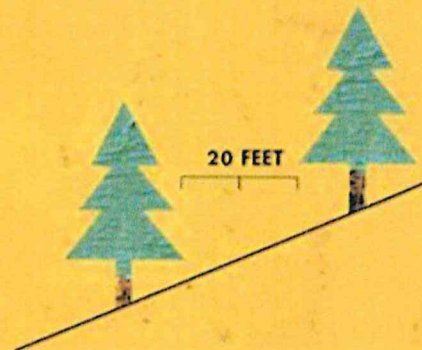
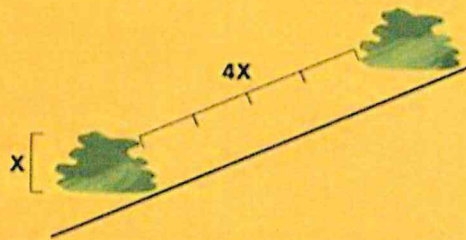
MINIMUM HORIZONTAL CLEARANCE

SHRUBS

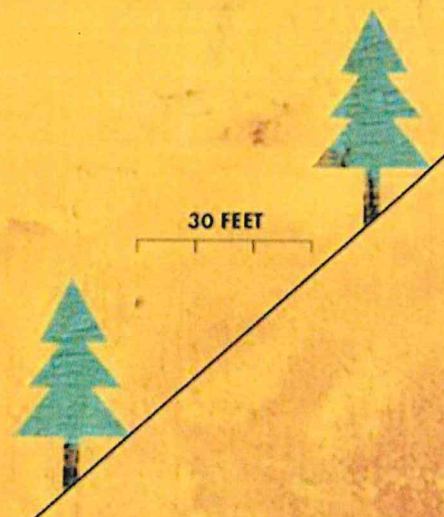
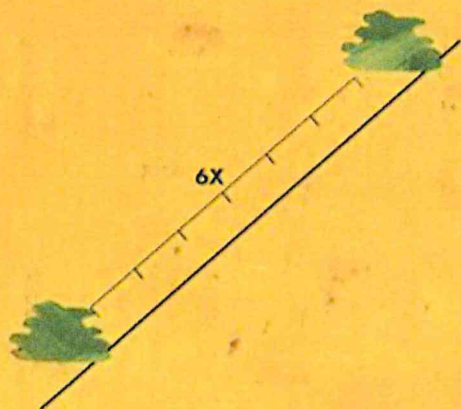
TREES



FLAT TO MILD SLOPE (LESS THAN 20%)

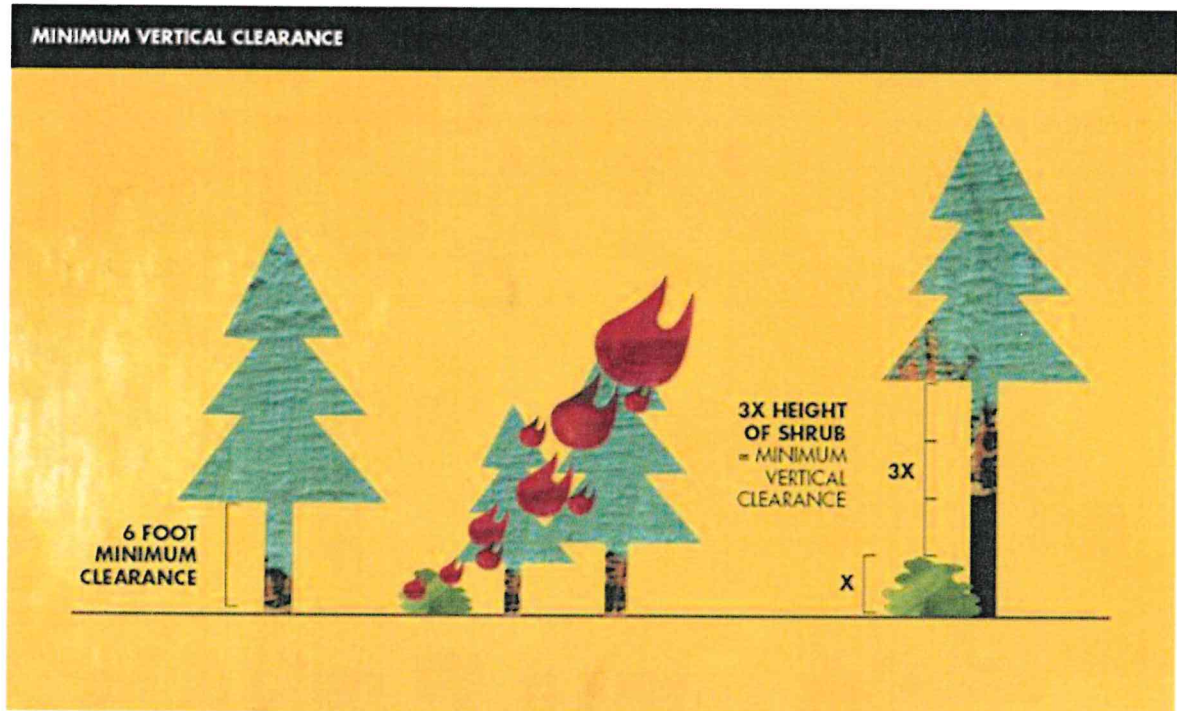


MILD TO MODERATE SLOPE (20%-40%)



MODERATE TO STEEP SLOPE (GREATER THAN 40%)

Example below: A five-foot shrub is growing near a tree. $3 \times 5 = 15$ feet of clearance needed between the top of the shrub and the lowest tree branch.



- Branches should be trimmed a minimum of 10' away from the dwelling/structure to keep the roof and dwelling/structure free of debris and protect against the spread of wildfire.
- Maintain at least 10' of separation between all trees within 30' of the dwelling/structure.
- Remove all vegetation within 5' of the dwelling/structure and install a non-combustible ground cover such as gravel.

1. STRUCTURE IGNITION ZONE: 0 FEET - 30 FEET

Lean, Clean and Green Landscaping

- Make sure your address is easily visible on the home.
- Maintain a 5-foot fire-free area closest to the home using nonflammable landscaping material and fire-resistant plants.
- Remove debris from the roof and gutters and trim back trees that overhang the house.
- Keep burnable materials such as wooden outdoor furniture or play structures away from the house.
- Remove dead plants, branches, needles, leaves and other materials that can burn.
- Keep your plants and lawn watered and mow the grass regularly.
- Move woodpiles 30 feet away from all structures during fire season.

2. FIRE BREAK ZONE: 30 FEET - 100 FEET

Starve a Fire of Fuel

- Prune low-hanging branches 6 feet to 10 feet from the ground.
- Space plants, shrubs and trees so as not to lead a fire to the home.
- Use driveways and gravel walkways as firebreaks.
- Choose fire-resistant plants, shrubs and trees that don't ignite easily: <https://catalog.extension.oregonstate.edu/pnw590>

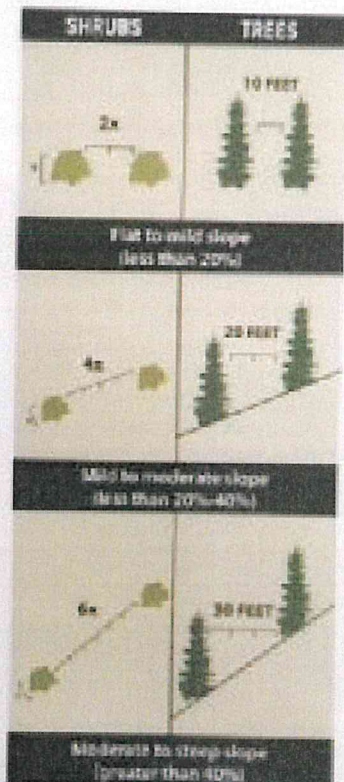
INTRODUCTION

CLEAN AND GREEN

3. REDUCED FUEL ZONE: 100 FEET - 200 FEET

The First Line of Defense

- Thin and prune trees so canopies are not touching but still provide adequate shade to the ground below.
- Encourage a mixture of deciduous and coniferous trees.
- Create extra vertical space between shrubs and trees to prevent a surface fire from climbing into the tree crowns and carrying flames to the house. Proper horizontal spacing depends on the slope of the land.



Driveways should be at least 12 feet wide with 15 feet of vertical clearance for emergency response vehicles.

- Post your address at the end of your driveway using 4-inch reflective numbers.

Consult your local fire agency or forestry field office for more information. Flip to the "Resources" tab for contact information.

SPACING

DEFENSIBLE SPACE

HARDEN YOUR HOME

FIREWIRE
EVACUATION

CURING & WILDFIRE

AFTER A WILDFIRE

INSIDE KITCHEN

RESOURCES

!!! MARK YOUR CALENDAR !!!



Clean Up Day At The Ranch Saturday, June 8, 2024



DON'T MISS THIS FREE OPPORTUNITY

FREE DAY AT THE LIMB DUMP

The Crooked River Ranch Lions Club will offer a Free Day At The Limb Dump on Saturday, June 8 from 8:00 to 11:00 am

Acceptable items include: brush, limbs, manure and grass clippings.

We do not accept the following: building materials, lumber, metal, rock, plastic, dirt or garbage
Stumps are allowed but there will be a charge for large stumps over 12". The Limb Dump Is located on Sand Ridge Road between Buckhorn and Shelf Court.

The Free Day is for residents only!

Contractors pay normal rates.

For more information, contact:

Mike O'Brien at 971-219-7351 or

Mike Dries at 541-233-8388

Saturday, June 8, 8:00 — 11:00 am

NO COST TO RANCH RESIDENTS

Community Shred Day

Do you have boxes piling up in your garage, filled with old tax returns or medical records? You can't throw them away for fear they'll fall into the hands of some unscrupulous people, so what to do???

CRR will be holding their Annual Shred Day on Saturday, June 8, from 10:00 am to 2:00pm at the Old Fire Hall.

Bring those sensitive documents to be disposed of by the **bonded** firm **Data Delete**. LIMIT—5 boxes/person.

You can watch while your papers are safely shredded right there for your peace of mind. And, it's **FREE!** ~
Please, no heavy manila files, plastic bags or large paper clips. Staples are OK.

For more information, call the Administration Office at 541-548-8939.



**Saturday, June 8
10:00 am - 2:00pm**

Old Fire Hall

No cost to CRR residents

TIRE RECYCLING

Accepting:

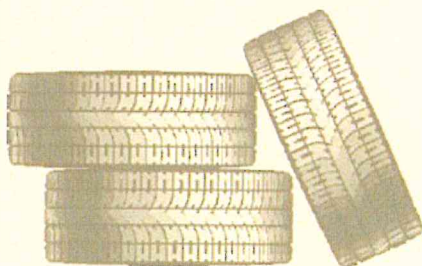
SMALL TRUCK AND AUTOMOTIVE TIRES ONLY

(no semi/large pick-up tires or tires on rims)

Take advantage of the **FREE CRR Tire Recycling Event**
at the Old Fire Hall

Saturday, June 8, 8:00am—4:00pm

ONE DAY ONLY—NO EARLY OR LATE DROP OFFS



AR Log for May 6, 2024				
	ACTION OFFICER (*CONTACT)	TASK	STATUS	TASK DESCRIPTION
1	D McRae Sheryl Jones	Fire Abatement Project No. 1 - CRR owned properties	On-going	To reduce fire danger, all CRR-owned property to be surveyed for junipers and other brush to be limbed up or removed working with Well Springs, CRR Fire Department and Ranch personnel.
2	D McRae Mike Dries	Fire Abatement Project No. 2 - Lower Pasture	On-going	To reduce fire danger on lower pasture.
3	D McRae Mike Dries	Fire Abatement Project No. 3 - BLM Project	On-going	To reduce fire danger, all public lands adjoining CRR-owned properties. Ranch personnel and volunteers are working with BLM to identify areas of need. The total acreage on this project is about 1031. Areas are on the south side of the ranch and along the Deschutes River. Also 10 acres near Otter Bench Trailhead
4	K Vickery	Commercial Loop Improvements	On-Going	Clean up appearance of Commercial Loop.
				4/17/24 Gen Maint Supervisor Dan McRae reported that work on Horny Hollow Trail area is now complete. Will begin working on Hill Road in the fall. The Heart of Oregon team is on other jobs at the moment so we are waiting for them. Still workin on Russian Thistle in various areas. 4/17/24 Work party scheduled for April 27. 4/1/24 - Supervisor McRae and RM LaPora met with CR Grasslands. They will be starting on their projects in July 2024 in the Lower Bridge portion. They anticipate them moving to areas more adjacent to CRR in the fall of 2025. 4/17/24 - No change 8/7/23 - President Vickery reported that another convex will be delivered mid-August. Sign stating "Appointment only" will be posted in front. Back fence is scheduled for late August/early September. 9/18/23 - One container has been painted. The new container has been added. Pres. Vickery will check on back fence area. 11/20/23 - Gate is being built, fence still pending 4/17/24 - President Vickery called and left message. Not call back yet.

**CROOKED RIVER RANCH CLUB & MAINTENANCE ASSOCIATION
BOARD OF DIRECTORS
REGULAR MEETING AGENDA**

Monday, May 20, 2024, 6:00 P.M.

I. CALL TO ORDER: Pledge of Allegiance and Roll Call

Name		Name		Name	
Kari Vickery President		Bob Beveridge Vice President		Julia Randall Secretary	
Kelly Davis Treasurer		Sheryl Jones Director		Ara Erdekian Director	
Sarah Woolverton Director		Mike Carey Director		Dave Klym Director	

II. CONSENT ITEMS

- a. Agenda of Regular Meeting – May 20, 2024
- b. Minutes of Regular Session – April 17, 2024
- c. Minutes of Work Session – May 6, 2024

III. COMMITTEE & STAFF REPORTS – Representatives of Committees may request to report on committee's activities since last regular Board meeting. Each person's comments will be limited to three minutes. *(Available Committee minutes and staff reports have been provided in the Board books and on the website.)*

IV. RANCH MANAGER's REPORT –

- a. Collections Report
- b. 2024 Fiscal Year End Update

V. OLD BUSINESS

- a. Nominating Committee Update
- b. AR Log

VI. NEW BUSINESS

VII. SECOND READINGS

VIII. FIRST READINGS

IX. PUBLIC INPUT - Must sign up and identify issues to speak on before meeting starts and individuals will be limited to three minutes unless additional time is allowed by the President.

X. PREVIEW OF WORK SESSION – June 3, 2024

XI. ANNOUNCEMENTS & WRAP-UP:

- a. Ranch Clean Up Day – June 8, 2024

XII. VOTE TO ADJOURN TO EXECUTIVE SESSION IF NEEDED