

DRAFT FOR REVIEW AND APPROVAL AT
REGULAR SESSION BOD MEETING JANUARY 16, 2023

**CROOKED RIVER RANCH CLUB & MAINTENANCE ASSOCIATION
BOARD OF DIRECTORS**

Monday, December 19, 2022, 6:00 PM

I. CALL TO ORDER: The Meeting was called to order at 6:00 pm

a. Roll Call:

b. Pledge of Allegiance

Association Board Members:

Name		Name		Name	
Kari Vickery President	X	Ara Erdekian Vice President	X	Mike Dries Secretary	X
Randy Peterson Treasurer	X	Sheryl Jones Director	X	Sarah Woolverton Director	X
Julia Randall Director	X	Robert Beveridge Director	X	Daniel Lowe Director	X

It is also noted that Jefferson County Commissioner Mae Huston was in attendance.

II. CONSENT ITEMS -

a. Agenda of Regular Meeting – December 19, 2022

b. Minutes of Regular Session: November 21, 2022.

c. Minutes of Work Session – December 5, 2022.

A motion to approve the above consent items was made by Director Jones. It was seconded by Secretary Dries. It was a unanimous decision to approve.

III. COMMITTEE & STAFF REPORTS –

No comments.

IV. RANCH MANAGER'S REPORT:

a. Collections Report: Ranch Manager LaPora reported the number of outstanding dues is higher due to the recent billing that was mailed December 1, 2022. The due date is January 1, 2023. Attorney accounts decreased by three.

b. Website Issues Update: The rebuild of the website on our current host was not able to be accomplished as earlier hoped. Ranch Manager LaPora is in the process of interviewing different designers and is hopeful to narrow it down to three bids. WIX and Wordpress appear to be good options. She will provide an update at the Work Session in January.

V. OLD BUSINESS

a. A/R Log:

#1 Comments: Meeting scheduled for January 10, 2023 with CRR Fire

#2 Comments: Review again in March 2023

#3 Comments: 2 areas left to burn before completion

#4 Comments: No change 12.19.22

#5 Comments: M Knoke reviewed recommendations with Electrical Company and referred back to Engineering firm for clarification and changes

b. Budget Audit Committee Update: First meeting to discuss the CRP went well and the Operating Budget template is being prepared.

VI. NEW BUSINESS

- a. Volunteer Service Form; Paula Bartolomei NHN Committee:** A motion to approve Paula Bartolomei for the Neighbor Helping Neighbor Committee was made by Vice President Erdekian. It was seconded by Director Jones. It was a unanimous decision to approve.
- b. Men and Ladies Golf Storage Shed Request:** Men's Golf President John Smallwood requested approval to erect an 8x12 storage shed near the Lions Pavilion. It will be a standalone structure with no electricity paid for by both the Women and Men's golf group. A motion to approve the 8x12 storage shed was made by Vice President Erdekian. It was seconded by Director Jones. It was a unanimous decision to approve.
- c. Senior Group Request for Funding of Mini-Split Heat Pump:** On behalf of General Supervisor Knoke, Ranch Manager presented AFE #280 in the amount of \$7,550.0 for installation of a Mini-Split Heat Pump for the Heritage House. They have been without heat for eight weeks. A motion to approve AFE #280 in the amount of \$7,550.00 was made by Vice President Erdekian. It was seconded by Secretary Dries. It was a unanimous decision to approve.

VII. SECOND READINGS:

None

VIII. FIRST READINGS:

None

IX. PUBLIC INPUT: Jefferson County Commissioner Mae Huston wanted to thank Crooked River Ranch for their support during her term as Commissioner.

X. PREVIEW OF WORK SESSION – January 3, 2023:

Addition: Survey Monkey; iPad discussion; Reminder of BAC meeting on Jan. 18.

XI. ANNOUNCEMENTS & WRAP-UP: Next BAC meeting is scheduled for January 18, 2023 at 10:00 in the Juniper Room. All are invited to attend.

XII. VOTE TO ADJOURN TO EXECUTIVE SESSION FOR PERSONNEL AND LEGAL ISSUES:

A motion to adjourn to Executive Session was made by Vice-President Erdekian. It was seconded by Director Randall. The Regular meeting was adjourned at 7:03 pm. Executive Session was adjourned at 7:29pm with no action taken.

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