

**WOOD RANCH OWNERS ASSOCIATION
REGULAR BOARD MEETING MINUTES
January 17, 2022**

1) CALL TO ORDER:

The Regular Meeting of the Wood Ranch Board of Directors was held on January 17, 2022 via Zoom. The meeting was called to order at 7:04 P.M. by President, Jody Blessum.

Board Members Present: President, Jody Blessum; Vice President, Jonathon Feit; Treasurer, Liz Talley and Secretary, Sean Lee

Board Members Absent: Director, Peter Williams

Management Present: Tim Morgan, Anita Aragon & Crystal Barragan

Others Present: NONE

2) ADOPTION OR MODIFICATION OF MINUTES:

A MOTION WAS MADE BY LIZ AND SECONDED BY JODY TO ACCEPT THE MINUTES OF THE REGULAR MEETING MINUTES DATED OCTOBER 4, 2021. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

3) FINANCIALS

• Financials and Bank Statements

A MOTION WAS MADE BY LIZ AND SECONDED BY SEAN STATING THE BOARD HAS REVIEWED AND APPROVED ALL OF THE FOLLOWING FOR COMPLIANCE WITH CA CC 5500 FOR THE PERIOD OF SEPTEMBER 30, 2021 THROUGH DECEMBER 31,2021.

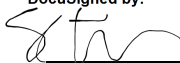
- 1) Bank Reconciliations Operating Account*
- 2) Bank Reconciliations Reserve Account*
- 3) Review Bank Statements*
- 4) Actual To Budgeted Operating Revenues and Expenses*
- 5) Reviewed Actual Op Inc To Expenses Statement*
- 6) Review Actual Reserve Income and Expense Statement*
- 7) Review Operating and Reserve Income and Expenses Statement*
- 8) Review Operating and Reserve account General Ledger*
- 9) Review Delinquent Assessment Receivable Report*

MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

- Standard Motion for Collection
A MOTION WAS MADE BY JODY AND SECONDED BY SEAN STATING THE BOARD APPROVAL TO FILE LEINS ON ACCOUNT 295-05 AND 431-05. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.
- 4) HOMEOWNER COMMENTS
LIZ MENTIONED THE HORIZONTAL BAR OF THE SPLIT RAIL FENCE BY THE PLAYGROUND WERE DOWN AGAIN. WE WILL WORK WITH MCMAHON CONSTRUCTION COMPANY TO REMEDY A MORE PERMANENT SOLUTION AND PLACE A SIGN BY THE SPLIT RAIL.
 - 5) SOCIAL COMMITTEE UPDATE (Community Events Committee)
COMMITTEE WITHIN BUDGET.
 - 6) ARCHITECTURAL COMMITTEE UPDATE
BOARD DISSCUSSION TO INVITE THE ARCH COMMITTEE TO THE NEXT BOARD MEETING TO REVIEW THE PROCESS AND STREAMLINE THE PROCESS FURTHER, IF POSSIBLE.
 - 8) NEW BUSINESS
 - Architectural Matrix
A MOTION WAS MADE BY SEAN AND SECONDED BY JODY TO REMOVE THE ARCHITECTURAL MATRIX FROM THE WOOD RANCH ARCHITECTURAL PROCESS. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.
 - 9) TABLED BUSINESS:
 - *TREE DISCUSSION, GET AN UPDATE WITH ARBORWELL ON MAKING SURE THAT NUMERICAL TAGS MATCHES THE DATABASE.*
 - *LIGHT DISCUSSION WITH MCMAHON CONSTRUCTION COMPANY WITH KEEPING THE LIGHTS ON THE TREE'S YEAR ROUND. NOTIFY HOMEOWNERS IF THEY WOULD BE IN FAVOR, SEND OUT NOTICE IN A MAILING.*
 - *POOL OPENS APRIL 15, 2022, TWO WEEKS EARLIER, MONITOR COSTS.*
 - 10) ADJOURNMENT:
A MOTION WAS MADE BY JODY AND SECONDED BY JONATHAN TO ADJOURN THE MEETING AT 8:15 P.M. MOTION CARRIED WITH ALL PRESENT BOARD MEMBERS IN FAVOR.

THE UNDERSIGNED APPROVES THE ABOVE MINUTES FROM THE REGULAR BOARD MEETING.

DocuSigned by:


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SECRETARY