

Wild Horse Ranch Landowners' Association Meeting Minutes

Board of Directors Regular Board Meeting

Thursday, January 4, 2024

6:00 p.m. – 7:00 p.m. (New Mexico Time MST)

Call to Order and Roll Call: 6:04 p.m.

In Attendance: Allen Dugan (P), Carmen Bronowski (T), Becky Shepherd (S), Vera Gastineau (D1), Greg Bronowski (D2), Rachel Ponder (D3), Steve Malvitz (D4), Mitch Henderson (D5), Ron Racicot (D6) and Jim Feehan (D7).

Landowners attending: Via Zoom: Charles Kircher

Quorum Present: Yes

Approval of Amended Agenda: A motion to approve the Agenda was made by Steve, seconded by Jim. Motion was approved.

Approval of Regular Business Meeting Minutes from: December 7, 2023. A motion to approve the minutes was made by Rachel, seconded by Steve. Motion was approved.

- Treasurer's Report – Carmen Bronowski
 - Income Statement – No changes to reports.

A motion to approve the Treasurer's report was made by Rachel, seconded by Steve. Treasures' report was approved.

- Secretary Report – Becky Shepherd
 - 2nd LOA computer for Secretaries use – Purchased Computer, Asurion Protection Plan & Office 2021. Will purchase Macafee Antivirus when computer comes in.

A motion to approve the Secretary's report was made by Vera, seconded by Steve. Secretary's report was approved.

Committee Reports:

- Maintenance – Jim Feehan
 - Upper mailboxes installed. Postmaster inspection tentatively scheduled for February 19th. Lower mailbox still needs to be installed but will need to wait for warmer weather. Still need to decide where to put it. May need to move the row of individual boxes.
 - Security Cameras – Need to explore other options as the one he was looking at requires a phone app. Feels we need something that can be set up with email address so everyone can have access. Will continue to research different options.

A motion to approve the Maintenance report was made by Mitch, seconded by Rachel. Maintenance report was approved.

- Roads – Steve Malvitz
 - No report. Call was made to Summers for snow removal as we have approximately 8" of snow. He has not heard back yet.

A motion to approve the Roads report was made by Rachel, seconded by Vera. Roads report was approved.

Old Business:

- HOA SOP – Presented pages 5-10. Due to illness and the holidays the next set has not been completed yet.
- Election Procedures – 100% completed but Jim says it needs to be in the form of a resolution format.

New Business:

- Card Reader System – No information at this time due to illness. To be continued.

Public Comments – Limited to 5 minutes per Person. **Action to be Taken by Board - None**

Next Meeting Date and Time: Thursday, February 8, 2024 at 6 p.m.

A motion was made by Jim to adjourn the meeting, seconded by Steve. Motion was approved.

Adjourn Meeting Time: 6:22 p.m.