

# **Flying-O Ranch Community Association**

## **Minutes of the Annual Meeting**

**April 8, 2000**

**In attendance:** Stephen Wyle, Lane Wipff, Chris Wipff, Carol Wolfe, Eric Elliot, Steve Wickler, Nicki Wickler Karen Shore, Bob Slocum, Al Tichenor, Tom Wheeler, Bob Stone, Diane Hughes, John Hughes, Beverly Buchnoff, Martin Buchnoff, Greg Sammons. Stephen Wyle acted as Chairman of the meeting and Diane Hughes acted as Secretary.

The Chairman determined that a quorum was present, and convened the meeting at 10:20 a.m.

1. The Chairman handed out copies of the Financial Statements compiled by Montgomery, Glick & Company. The association changed accounting firms in 1999. The Chairman reviewed the report including replacement fund and other balance sheet items. Gravel for road maintenance was the major capital expense for the period. After discussion, the members voted to have 2000 dues remain at the current amount of \$66.00 per month.
2. Greg Sammons announced the installation of a mailbox in front of his house for members to leave keys and notes for him. Members thanked the Sammons' for their significant efforts to ensure the smooth running of the ranch.
3. Members watched the new marketing video featuring several of them. Copies are available for use of the members.
4. Al Tichenor requested a spring event like last year's barbecue where members can bring friends. Everyone agreed to schedule a date in May.
5. Bob Stone suggested the installation of a cattle guard at the front gate. This would cost approximately \$3000.00. Other members favored the current gate even though it necessitates getting out of one's vehicle to open because of security concerns. Stephen Wyle suggested a compromise gate that can be opened by yanking on a lanyard at a much lower cost. It was agreed that no action would be taken until this gate can be evaluated.
6. The Wipffs will be hosting a family wedding on August 19 for 100 people. The reception will be held at the Clubhouse.

All items of business being concluded, the meeting adjourned at 11:00 a.m.

Respectively submitted:

Diane Hughes  
Acting Secretary