

October 25, 2017 Ranch Association Budget Working Session

Call to Order: The meeting was called to order at 6:05 p.m. by Board President Susan Grace.

Roll Call: Directors Geiger, Grace, Green, Headley, and Kepuraitis were in attendance. A quorum was achieved. Directors Esparza and Matheson were absent. Executive Director Darren Shaw, Director of Financial Operations Sylvia Miles and Communications Manager Terri Raimondi were also present.

New Business:

The purpose of the meeting was to review and comment on the Budget and Finance Committee's recommendations for the 2018 Ranch Association Budget and Reserve Funding Plan.

The timeline for development of the budget and a historical assessment perspective were reviewed. The proposed operating budgets and reserve plan assessments for the 15 neighborhoods and the Ranch Master were then presented as outlined on the attachment. General discussion ensued. The Board of Directors accepted the recommendations and agreed to vote on the proposal at its next regular meeting scheduled for November 6 at 6 p.m. at The Homestead Community Center.

Once approved, the proposed budget will be posted on DCRanch.com and assessments will be mailed the week of November 20, 2017.

Mr. Shaw approached the Board about replacement of a vehicle for the Community Standards team. The Association recently sold an aging Ford Focus to a private party for \$6500 towards purchase of a replacement which is estimated to cost \$15,000. Mr. Shaw requested the Board approve the remaining \$8500. Mr. Geiger made a motion to approve the expenditure. Ms. Kepuraitis seconded. The motion passed unanimously.

There being no further business, the meeting adjourned at 7:23 p.m.

These minutes are attested by:

Ton Headley, DC Ranch Association Board Secretary

Date

Assessment Comparison

	2017			2018							
	Neighborhood	Master	Total	2018 Assessment non-rounded	Assessment for Reserves	Assessment for Operating	Neighborhood	Master	Total	\$ change	2017/2018 % change
Master		71.90	71.90	72.21	-	72.25	-	72.25	72.25	0.35	0.48%
Desert Haciendas	134.15	71.90	206.05	138.36	45.00	93.40	138.40	72.25	210.65	4.60	2.23%
Terrace West	87.05	71.90	158.95	98.24	11.35	86.90	98.25	72.25	170.50	11.55	7.27%
Terrace East	111.45	71.90	183.35	125.57	37.05	88.55	125.60	72.25	197.85	14.50	7.90%
Park and Manor	87.10	71.90	159.00	96.78	33.52	63.28	96.80	72.25	169.05	10.05	6.32%
Estates	69.90	71.90	141.80	73.19	9.71	63.47	73.20	72.25	145.45	3.65	2.57%
Market St Villas	337.15	71.90	409.05	367.06	166.00	201.10	367.10	72.25	439.35	30.30	7.40%
Montelana	132.00	71.90	203.90	141.25	43.50	97.75	141.25	72.25	213.50	9.60	4.71%
Camelot	102.80	71.90	174.70	105.39	43.00	62.40	105.40	72.25	177.65	2.95	1.68%
Rosewood	114.75	71.90	186.65	120.95	42.00	78.95	120.95	72.25	193.20	6.55	3.51%
Haciendas	78.70	71.90	150.60	79.53	17.98	61.57	79.55	72.25	151.80	1.20	0.80%
Country Club	138.85	71.90	210.75	144.12	44.43	99.72	144.25	72.25	216.40	5.65	2.68%
Horseshoe Canyon	154.45	71.90	226.35	154.51	41.57	112.98	154.55	72.25	226.80	0.45	0.20%
Parks at Silverleaf (Windgate)	217.50	71.90	289.40	219.70	60.08	159.62	219.70	72.25	291.95	2.55	0.88%
Sterling Estates	238.15	71.90	310.05	237.38	71.05	166.40	237.45	72.25	309.70	4.65	1.52%
Arcadia	290.95	71.90	362.85	293.20	52.00	241.20	293.20	72.25	365.45	2.60	0.72%