

HOA Annual Board Meeting
Tuesday, Oct 20, 2020
7:00pm - 8:30pm
Location: Remote – GoToWebinar

Board Members

Jeremy Troutd, President	Tim Koehler, Treasurer	Michelle Werkmeister, Secretary
Andrew Gehring, VicePresident	Tracy Wild Dachenhausen, General Member	
Architectural Control Committee (ACC)		

Information regarding voting and the Annual Meeting can be found within the community's "Amended and Restated Bylaws" which are available on The Ranch Filing #3 website.

Agenda

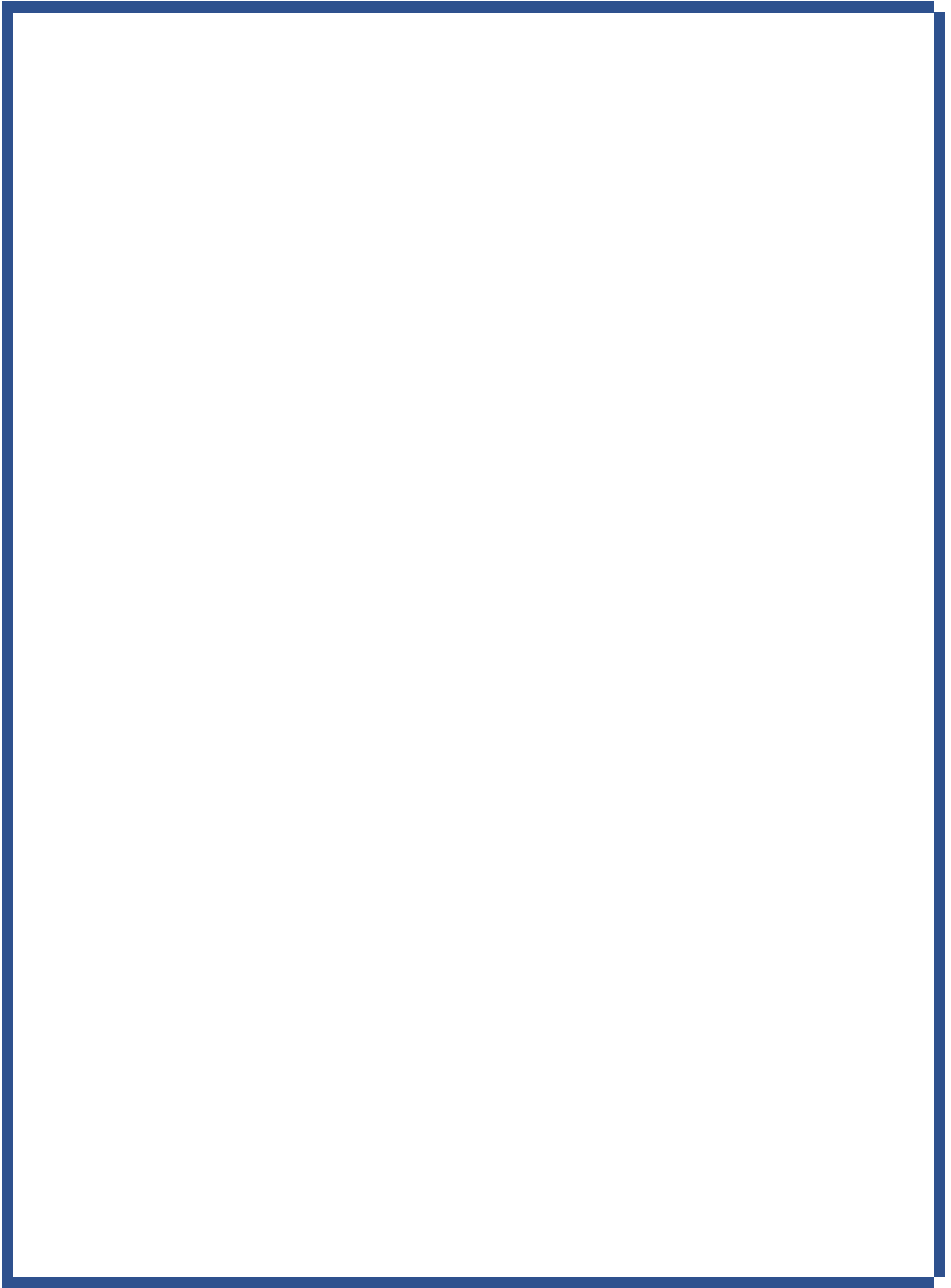
1. **Call Meeting to Order** 7:01
2. **Approval of 2019 Annual Meeting Minutes**
Minutes are available on The Ranch Filing #3 website under the "Meetings & Minutes" tab.

2019-2020 Annual Update

3. **Architectural Control Committee (ACC) Report**
 - a. **Metrics and Trends**
 - b. **Top Items/Complaints Which the HOA Cannot Control**
 - i. **Recourse, if any**
 - c. **Approval Process Review**
4. **Financials / Budget Report**
5. **Administrative**
 - a. **Overview of Survey Results**
 - b. **Subcommittees**
 - c. **Increase in HOA Dues**
6. **Legislative**
 - a. **Election for Three (3) Open Board Position – 3-year term until 2023**
7. **Grounds Report**
 - a. **Perimeter Fence**
 - b. **Perimeter Weed Barrier and Rock Renewal**
 - c. **Swale**
 - d. **Signage**

Homeowner Forum

- Runnels suggests a review of the management costs and if a professional management company may provide some value in terms of consistency, speed and costs.
- Kerschen voiced desire for a management company then proceeded to begin to complain about the Board and ACC to which the President shut down his 3 minutes early for violating the Meeting P&Ps.



Annual Meeting Notice

PLEASE JOIN US
(Virtually)

Ranch Filing 3 HOA - Annual Meeting

Tue, Oct 20, 2020
7:00 PM - 8:30 PM (MDT)

Join from your computer, tablet or smartphone.

www.gotomeeting.com

Access Code: 647-308-045

You can also dial in using your phone.

(224) 501-3412

Access Code: 647-308-045

