

Minutes of the North Ranch Advisory Committee Meeting, April 5, 2023

Call to Order/Welcome/Pledge: Chairman Howe

Members Present: Bill Howe, Barbara Howe, Barbara Ely, Bonnie Klein, Lois Boose, Tom Beavert, Betty Jackson. Absent were Joy Duellman and Judy Hutchinson.

Introduction of Guests: There were 17 guests including new residents Brad and Cheri Evans, Lot 237.

Adoption of Agenda: Adopted.

Amend/Approval of Minutes for previous meeting: Barbara Howe moved, Tom Beavert seconded to approve the minutes of March 8, 2023. Motion passed.

Correspondence: Letter received from North Ranch resident who had attended the Advisory Committee and CAMA joint session meeting. His letter had several suggestions--including items that would be impossible to implement, already in progress, or were not legal. Chairman Howe will respond to the letter. Chairman Howe sent an email to Cindy Nielsen, RPI Coordinator, asking for her assistance in getting a response to letters sent to Travis Carr, Escapees Co-CEO regarding the opening of the Activity Center kitchen at North Ranch and the lack of authority to enforce CCR's violations. Dick Driver talked with Travis at the recent Escapade, and Travis indicated they have been very busy, but they will look at issue regarding the opening of the AC kitchen. North Ranch residents are hoping to have that settled by October 2023.

Reports:

Lot Plans reviewed (number and action): Barbara Howe indicated that four smaller lots were inspected, no large lots. This included the period January 1-April 3, 2023.

Lot Transfers: ENRCAMA stated that 13 lots sold since January 1, with 5 contracts to close this week.

Filing Status: No report.

Treasurer Report: Bonnie Klein reported Balance in bank as \$4,662.14 which represents camera fund of \$2,346.28 and funds of Advisory Committee at \$2,315.86; petty cash - \$36.30. There is an outstanding bill to Betty Jackson for \$49.89 - printer cartridge.

Green Space Adoption or Changes: No report.

Welcome Package: Betty Jackson has delivered one of four welcome packages she has.

CAMA meeting report: Roads were the main topic. Costs have increased since previous estimate. Discussion followed. Some guests suggested finding the worst areas on roads now that we do have dollars to cover the expense and save rest for later. Others thought it didn't make sense to do some now and more later. CAMA is planning a work session in the fall for a fact-finding panel on road work which will include people/companies involved in road repair/construction.

Chairperson Report: Bill Howe discussed training the new Advisory Committee members on lot inspections, computer training on filing lot compliance inspection forms to CAMA for sale/transfer of lots,

determining who will be here in summer months for the inspections (Lois Boose/Betty Jackson), and restructuring of the Area Representatives.

Other Reports: None.

Unfinished business: There was no unfinished business.

New business: There was no new business.

Public Comments: Karen Proctor, Lot 220, said she was unaware of debris behind her lot until informed by an Advisory Committee member and told she would need to clean it up. This debris is on the other side of the fence which is BLM land and thought to be leased to someone who runs cattle there. Karen did not feel that she should be responsible for this. Discussion followed re the dumping of trash/yard waste/etc. Chairman Howe will post a message to the NR Bulletin Board reminding residents and those in the campground that there is no dumping allowed on desert property. If it continues, BLM could close the gate in the park and there will be no access to the desert from the park. Residents are asked to report any violations they see or know of--take pictures of people or license plates.

Next Meeting: October 18, 2023

Adjournment: Tom Beavert moved, Betty Jackson seconded to adjourn. Motion passed.

Submitted by:

Acting Secretary, Joy Duellman