

**R RANCH AT THE LAKE NAPA**  
**Ranch Owners' Association**  
**BOARD OF DIRECTORS – Quarterly MEETING**

Minutes for: April 15, 2017

The quarterly meeting was called to order at approximately 12:05pm

DIRECTORS PRESENT:                      Rob Barclay, President  
    Terri Harte, Treasurer  
    Mike Wright, Secretary  
    Wayne Palmerton, Director

2. A pledge of allegiance led by Wayne Palmerton and a moment of silence for for three of our very distinguished and long time owners James "Jim" Gondola, Michael "Italian Mike" Bersaglieri, and Jimmie Hutchings.

3. A copy of the March 4 Minutes were not included in the board packages but with the membership approval the minutes were made available later in the day and approved at the executive meeting.

4. Guests in Attendance: None

5. Reports:

    a. Ranch Manager....Rich Regnall was introduced as the new Ranch Manager along with his wife Mary Lee(not present). Rich explained his skill sets including managing resorts, hotels, golf courses and much more.

    b. Office Manager April was not present but she sent over some graphs and data and Terri stated she was working with April to make some correction a bit before it went out to the membership and it would be sent out in an eblast to owners.. Treasurer Terri also reported for April that we had 975 current paying owners along with a detailed breakdown. April also wanted to remind owners to pick up their guest passes in the office prior to the end of the year and to register and move golf carts to the temporary storage area prior to June 1.

    c. Maintenance Supervisor: Currently open position and no report.

    d. Stables: Shannon reported the weather has held up the opening at the stables. Many of the horses are still out, trails are being worked on, opening date not available, and hopefully mother nature will help us out.

    e. Lodge report: Allison reported some upcoming events including Mothers Day Brunch, tentative pool opening on May 20, Memorial day events, and Fathers Day events on June 17<sup>th</sup>.

    f. President: Rob had two key items to express including the learning curve for new employees and patience from owners when interacting with new employees.

    g. Treasurer: Terry reported that account balances and profit and loss reports were available on the table.

6. Committee Reports

    a. Equine..Sandy Storke #1040 stated the committee met twice and topics of discussion included coordinating private horse vaccinations, discuss using GGG funds, and reviewing rules of the stables.

    b. Horseman's Association: Andi reported lots of progress at the stables including all of work done on two workdays to clean small arena, clean up of metal debris area, and the fun and teamwork done by all of the volunteers that showed up. More workdays will be announced at the stables.

c. Boat Committee: No meeting and nothing to report except a comment from the audience that said that the committee had some discussion about site markers.

d. Campground and Dog Park: No one present and no meeting. Campground rule change recommendations were mentioned at last meeting but no progress made.

e. Cabin: Liz reported that a meeting was held with Manager Rich and Secretary Mike in attendance along with 3 other owners. A PGE study for electrifying more cabins has been ordered and they reviewed amp requirements for cabins.

f. Pool and Snack Bar Rebuild: Secretary Mike reported that the wet weather continues to keep our pool guys from applying the pebble tech coatings. All of the tile work and copings are complete and with a few days(3 or more) of dry weather, we can get the pool completed. A wrought iron fence on the front entrance is also under contract and scheduled to be in place for inspection before the pool opens. In regards to the snack bar, preliminary drawings were on display and available for owner viewing. A site survey is scheduled and must be completed in order to submit preliminary plans to the county for approval.

7. Old Business...none and no action taken

8. New Business...none and no action taken

9. OPEN FORUM:

Patty Castro #939 Patty expressed her concerns about 196 golf carts and 82 boats the Ranch has in storage.

Rob Freeman #1393 an owner for 7 years and made a comments about the RV areas and was curious about useage of RVs in the campground or cabin areas.

11. Regular meeting adjourned at 1:15pm

12. Executive session meeting started at 2:00 PM

a. Ranch Manager update and review of items of priority for the coming peak season. No action taken

b. Office Manager Update: Discussion and no action taken

c. Board Vacancy: Joe Meyer nominated and approved as replacement Board of Director position due to the passing of Jim Gondola. The filled position expires in August 2017. Wayne Palmerton was approved as Vice President and Joe Meyer was approved as Director

Meeting adjourned at 4:00PM

NEXT MEETING : TBD

Respectfully submitted,

*Mike Wright*

Mike Wright  
Secretary