

**R RANCH AT THE LAKE NAPA**  
**Ranch Owner's Association**  
**BOARD OF DIRECTORS - REGULAR MEETING**  
Minutes of: Oct 15, 2016

President Rob Barclay at the RRanch Lodge called the regular meeting to order at 12:05 pm

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

OTHERS PRESENT:                     Doug Long, Acting Ranch Manager

PLEDGE OF ALLEGIANCE: Jim Gondola led the Pledge of Allegiance

APPROVAL OF MINUTES: Minutes from the Special Meeting on October 1, 2016 have been reviewed and approved by the board. Motion to ratify acceptance made by Terri Harte, Jim Gondola seconded, 5 Ayes, No Nays.

REPORTS:

**Operations Manager:** Doug stated that we were still trying to fill staff positions including work campers, gave update on mountain lion, emergency R Ranch cell # 707-815-0475, 2017 budget prep, volunteers, and closing cabins 71-100 for the winter.

**Office Manager:** April stated store operated essentially at cost, we have approx 1070 current owners and about the same as last year. She explained work and projects going on in the office to improve operations.

**Maintenance Supervisor:** Doug gave a breakdown of ongoing projects, snack bar area cleared, 600 work orders including reroofs, grading, relocating 3 cabins, and maintenance on housing.

**Stable Supervisor:** Bob gave update including shoeing and trimming of horses, closing Tues, Wed, Thurs, feeding, arena rebuild, and events.

**Lodge Report:** Allison reported closing pool for the winter, haunted events on Oct. 29, Thanksgiving dinner, and tentative date for crab feed 2017.

**President:** Rob addressed the audience regarding insurance coverages, upcoming budget work, interviews for Ranch Manager continuing, and the grading.

**Treasurer:** Terri Harte reported that the financial statements are available on the back table. In addition, copies of the profit and loss were also available.

**Secretary:** Mike reported that we had 168 owners respond to the survey about the snack bar. Mike also stated that the board is working very hard on next year's budget and value everyone's opinion. The pool is one of our top priorities and we had 4 contractors come and look at the pool for estimates and only one estimate back so far. The snack bar area for Spring of 2017 will most likely be a food truck or something temporary for one year and we hope to have snack bar area complete for spring of 2018. Once again, Mike stressed to the audience to express their opinion about the budget thru surveys that should be out by this week.

COMMITTEE REPORTS:

**Equine:** Sandy reported that the committee met twice and trying to write a mission statement. They have a work day planned for October 22, 2016

**Horseman's Association:** No report

**Boat:** Albert was not present and did not hold any meetings or forward any reports

**Campground and Dog Park:** Mike was not present and no report

**Cabin:** Liz reported that the board had made contact with PG&E and will proceed forward to investigate "B" type cabins with electricity once the committee determines the recommended

load for each cabin, how many cabins, and location of cabins. Liz also suggested having a cabin reservation program similar to site to site with one year in advance reservation for an annual fee to help raise monies to make "B" cabins.

OLD BUSINESS: None

NEW BUSINESS: None.

OPEN FORUM: Owners can sign up and speak up to three minutes about any topic that is open to discussion. We had four owners and a few open discussions from owners and the board.

ADJOURNMENT: Jim Gondola made a motion to adjourn, seconded by Terri Harte. Vote: Five Ayes, No Nays, Motion Carried. Meeting adjourned at 1:45 pm.

Respectfully submitted,

*Michael Wright*

Michael Wright

R Ranch at the Lake Secretary