



**NELLIE GAIL RANCH OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

OPEN SESSION AGENDA

**TUESDAY, MAY 21, 2019
7:30 PM**

AT THE BUSINESS OFFICE CONFERENCE ROOM

BOARD MEMBERS

**Mark Fisk
President**

**Alexandra Presley
Vice President**

**Paul Holland
Co-Treasurer**

**John Park
Co-Treasurer**

**Joyce Taylor
Secretary**

The Nellie Gail Ranch Owners Association welcomes you to this meeting. This agenda contains a brief general description of each item to be considered. The Board of Directors encourages your participation. If you wish to speak on an item contained in the agenda, please sign on the Sign-in/Speaker Request sheet identifying the item(s) and your name will be called during the Homeowner Forum period at the beginning of the meeting. Except as otherwise provided by law, no action shall be taken by the Board of Directors on any item not appearing in the agenda. When addressing the Board, please state your name for the record. Please address the Board as a whole through the Chair. Comments to individual Board Members, other Members attending the meeting or staff are not permitted. Speakers will be limited to three (3) minutes and must observe appropriate meeting decorum.

In compliance with the Americans with Disabilities Act, those requiring accommodation for this meeting should notify the General Manager 72 hours prior to the meeting at (949) 425-1477

I. WELCOME AND CALL TO ORDER

II. HOMEOWNER FORUM

A. HOMEOWNER FORUM

III. CONSIDERATION OF HOMEOWNER APPEAL FOR TREE PLANTING WITHIN THE EQUESTRIAN EASEMENT

Proposed Action: To consider the homeowner appeal.

IV. EXECUTIVE SESSION REPORT

- Report on Executive Session Meeting April 23, 2019

V. CONSENT CALENDAR

Proposed Consent Calendar Resolution: To approve Consent Calendar resolutions for agenda items IV-A through IV-B.

A. CONSIDERATION OF APPROVAL OF OPEN SESSION MINUTES

Proposed Resolution: To approve the Open Session Minutes dated April 23, 2019 as presented.

B. CONSIDERATION OF APPROVAL OF MARCH 2019 FINANCIAL STATEMENTS

Proposed Resolution: To approve the year-end financial statements for the Nellie Gail Ranch Owners Association dated March 31, 2019 reflecting the following:

The Consolidated Balance Sheet reflects \$3,603,949 in reserve funds, \$1,743,042 in operating funds, \$5,400 in Petty Cash, and \$433,198 in Stall, Trail and Architectural Deposits, and Management Receivable for a total cash balance of \$5,785,589

Year to date Assessment Revenue totals \$1,216,633 compared to the budgeted \$1,119,972.

Year to date Total Consolidated Revenue is \$2,021,942 to the budgeted \$1,879,378.

The Consolidated Net Decrease for the **month** prior to adjustments for depreciation is (\$39,798) compared to the budgeted decrease of (\$131,833). Consolidated Net Income **year to date** prior to adjustments for depreciation \$273,442 compared to the budgeted of (\$64,790). Year to date reserve funding is \$258,172 compared to a budget of \$219,308. The variance is reserve interest income.

End of Consent Calendar

VI. REPORTS

- Architectural Review
- Communications
- Community Events
- Emergency Preparedness
- Equestrian Center
- Landscape
- Solar Energy
- Swim Center
- Tennis Center
- Trails / Common Area

VII. OLD BUSINESS - None

VIII. NEW BUSINESS - None

IX. CORRESPONDENCE - None

X. PRESENTATION TO OUTGOING BOARD MEMBER

Proposed Action: The Board will recognize Paul Holland as he closes out his term and express gratitude for his dedicated work and years of volunteer service since 2014 as a member of the Board of Directors.

XI. NEXT MEETING

The next Open Session Board of Directors meeting is May 21, 2019 at 7:30 p.m.

XII. ADJOURNMENT