



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

OPEN SESSION AGENDA

**TUESDAY, MARCH 15, 2022
7:30 PM**

**AT THE ASSOCIATION CLUBHOUSE
25202 EMPTY SADDLE DRIVE**

BOARD MEMBERS

**Mark Fisk
President**

**Joyce Taylor
Vice President**

**John Park
Co-Treasurer**

**Loree Blough
Co-Treasurer**

**Paul Holland
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. 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

III. EXECUTIVE SESSION REPORT

Report on Executive Session Meeting of February 15, 2022.

IV. CONSENT CALENDAR

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

A. CONSIDERATION OF APPROVAL OF FEBRUARY 15, 2022 OPEN SESSION MINUTES

Proposed Resolution: To approve the Open Session Minutes dated February 15, 2022 as presented.

B. CONSIDERATION OF APPROVAL OF THE JANUARY 31, 2022 FINANCIAL STATEMENTS

Proposed Resolution: To approve the financial statements for the Nellie Gail Ranch Owners Association dated January 31, 2022, reflecting the following:

The Consolidated Balance Sheet reflects \$3,477,103 in reserve funds, \$1,942,305 in operating funds, \$8,400 in Petty Cash, and \$643,379 in Stall, Trail and Architectural Deposits for a total cash balance of \$6,071,187.

Year to date Assessment Revenue totals \$1,275,290 compared to the budgeted \$1,365,888.

Year to date Total Consolidated Revenue is \$1,819,442 compared to the budgeted \$1,932,983.

The Consolidated Net Increase for the **month** prior to adjustments for depreciation is \$108,123 compared to the budgeted increase of \$382,254. Consolidated Net Income **year to date** prior to adjustments for depreciation is \$411,315 compared to the budgeted of \$291,246. Year to date reserve funding is \$245,377 compared to a budget of \$235,504. The variance is reserve interest income.

C. CONSIDERATION OF APPROVAL TO ADOPT REVISED ELECTION RULES

Proposed Resolution: To adopt revised Election Rules consistent with California Civil Code effective March 15, 2022.

End of Consent Calendar

V. OLD BUSINESS (NONE)

VI. NEW BUSINESS

A. CONSIDERATION OF SELECTION OF SUMMER CONCERT MUSIC GENRES

Proposed Action: To consider the Events Committee recommendation regarding music genres for the 2022 Summer Concert Series.

B. CONSIDERATION OF APPROVAL OF CONTRIBUTING SPONSORSHIP GUIDELINES

Proposed Action: To consider the Events Committee recommendation to update the contributing sponsorship guidelines and levels of contributions.

C. CONSIDERATION OF PURCHASE OF GPS TREE MAPPING SOFTWARE LICENSE

Proposed Resolution: To accept the Landscape Committee recommendation to approve subscribing to the ArborPro web-based software application for tracking of tree inventories and maintenance at a cost of \$1,750 per year. The cataloging service to input tree data to populate the database is a one-time fee of \$6.95 per tree.

D. CONSIDERATION OF WORKERS' COMPENSATION INSURANCE RENEWAL FOR APRIL 1, 2022 THROUGH APRIL 1, 2023

Proposed Action: To approve renewal of the Workers' Compensation Insurance Policy.

VII. REPORTS

- Architectural Review
- Community Events
- Emergency Preparedness
- Equestrian Center
- Equestrian Committee Meeting Recaps
- Landscape - Sunset
- Solar Energy
- Swim Center
- Tennis / Pickleball Center
- Trails / Common Area
- Trails & Safety Committee Meeting Recap

VIII. CORRESPONDENCE

Action Required: To receive and file or provide direction to Management.

IX. NEXT MEETING

The next regularly scheduled Open Session Board of Directors meeting is April 19, 2022 at 7:30 p.m.

X. ADJOURNMENT