

Lutheran Valley Ranch, Inc.
Board Meeting Minutes
Meeting Date 6/26/2025

Meeting Called to Order @ 6:06 pm by Erik Skov.

Board members present: Erik Skov – President; Shad Jeseritz – Vice-President; Jim Simpson – Secretary; Ken Waterhouse – Treasurer; Shirley Bauer; Ted Gates; Kerry Schauland; and, Jordan Hengst.

Absent: Rod Young

Devotions presented by Erik Skov.

- Jordan Hengst volunteered for the September Board Meeting devotions.

Thankfulness Discussion

Secretary Report – Jim Simpson

- Motion to Ratify the Ranch Board's 5/28/25 Email approval of a revised site plan for Lot 23 (Jeseritz), which included solar panels, by Jim Simpson. Second by Ken Waterhouse. Motion passed by an affirmative vote of the Board.
- Motion to Approve 5/15/2025 Ranch Board Meeting Minutes by Jim Simpson. Second by Ken Waterhouse. Motion passed by an affirmative vote of the Board.

Membership Report -- Shirley Bauer

- Motion to accept John and Dianna Vavrik's resignation as Primary Members on Lot 51 by Shirley Bauer. Second by Jim Simpson. Motion passed by an affirmative vote of the Board.
- Motion to accept John and Diana Harris' resignation as Primary Members on Lot 41 by Shirley Bauer. Second by Ted Gates. Motion passed by an affirmative vote of the Board.
- Discussion about whether a motion for Primary Membership transfer for Lot 30 (Hengst) to Lot 41 was appropriate at this time. Since the Hengst's had not finalized their sale of Lot improvements on Lot 30, it was agreed to defer the matter until the next Board Meeting.
- Motion to add Heidi Jeseritz as a co-primary member on Lot 23 by Shirley Bauer. Second by Kerry Schauland. Motion passed by an affirmative vote of the Board.
- Motion to add Patrick McCullough as a Secondary Member on Lot 79 (Jana McCullough) by Shirley Bauer. Second by Ted Gates. Motion passed by an affirmative vote of the Board.
- Shirley Bauer presented status information on the unassigned Membership Lots.
- Jim Simpson agreed to pick up the BBQ for the Annual Meeting Lunch at 10:00 am in Divide.

Columbarium Report - Shirley Bauer

- Miriam (Enge) Schinnerer Columbaria plaque has been engraved and is ready for pick up.

Treasurer Report – Ken Waterhouse

- Motion to Approve May 2025 Treasurer's Report by Ken Waterhouse. Second by Jim Simpson. Motion passed by an affirmative vote of the Board.
- Line-by-line discussion of a proposed 2025-2026 Annual Budget presented by Ken Waterhouse.
- Motion to approve that the Annual Membership Dues remain at \$700.00, for purposes of proposing to the membership at the Annual Meeting, by Jim Simpson. Second by Shirley Bauer. Motion passed by an affirmative vote of the Board.

Lakes Trees Wildlife Report- Jordan Hengst

- Discussion about the portable potties which have been placed beside Deer Lake. Jordan Hengst agreed to investigate matter.

Ranch House Report – Kerry Schauland

- Eliot Shauland and Jeff Arney have been helping with the Ranch House while Kerry Schauland has been out-of-state.
- Kerry Schauland explained that he will not be returning from out-of-state soon, that he has shoulder surgery scheduled in July and that he won't be attending the Annual Meeting.

- Kerry Schauland initiated a discussion about whether he should resign from the Ranch Board. The Ranch Board agreed that whether or not to resign was strictly his decision to make.
- Kerry Schauland expressed his desire to resign from the Ranch Board.
- Motion to accept Kerry Schauland's resignation from the Ranch Board of Directors by Jim Simpson. Second by Shirley Bauer. Motion passed by an affirmative vote of the Board. The Ranch Board sincerely thanked Kerry Schauland for all of his efforts while serving on Ranch Board.
- Shad Jeseritz agreed to explore the membership to determine who might be interested in filling the Ranch Board Member vacancy.

Motion to Adjourn by Ted Gates. Second by Jim Simpson. The motion passed by an affirmative vote of the Board.

The Board Meeting was closed with the Lord's Prayer with Kerry Schauland leading the prayer.

Meeting Adjourned at 7:56 pm

Next regular Board Meeting is scheduled to immediately follow the Annual Meeting on August 2, 2025.

Respectfully submitted by Jim Simpson – LV Ranch Board Secretary