

Lutheran Valley Ranch Board of Directors
September 17, 2020 Minutes

Call to order 6:14pm Via Zoom Application

Attendance:

Board Members: John Harris, Shirley Bauer, Shad Jeseritz, Patricia Silva, Rod Young, Jim Simpson, Erik Skov, Kerry Schauland

Absent: Ted Gates

Lutheran Valley Retreat Representative: none

Guests: none

Devotion: John Harris

(11/19/2020 devotion Patricia Silva)

Secretary's Report: Patricia Silva

MOTION # 1 by Jim seconded by Patricia

Approval of August 1 Annual Meeting Minutes and August 1 Board of Directors minutes as corrected. APPROVED

Treasurers Report: Shirley Bauer

MOTION #2 by Shirley seconded by Jim

To accept June, July and August reconciliation. APPROVED

MOTION #3 by Shirley seconded by Jim

Approval to renew CD ending in xxx3000 in the amount of \$10,273.87 with a new maturity date of 1/22/2022. APPROVED

MOTION #4 by Shirley seconded by Jim

Approval to renew CD ending in xxx6900 in the amount of \$11,429.77 with a new maturity date of 6/21/2022. APPROVED

MOTION #5 by Shirley seconded by Jim

Due to the extra spending in 2020 on shipping containers, tractor, and extra giving to LVR Retreat NOT to invest the \$14,000 that was approved for the 2018-2019 fiscal year for a CD. APPROVED

MOTION #6 by Shirley seconded by Jim

Approval of treasures reconciliation for June/July/August 2020 reconciliation. APPROVED

MOTION #7 by Shirley seconded by Jim

To approve NOT to deposit the scheduled 25% of excess funds in the checking account into a CD for to 2020-2021 fiscal year due to the additional gift of \$10,000. gift to LVR Retreat. APPROVED

COMMITTEE REPORTS:

Membership and Transfer List: Shirley Bauer

There are 8 lots who have still not sent in their re certification letters.

MOTION # 8 by Shirley seconded by Jim

To approve the termination of Adam McHenry membership on lot # 81 for non payment of 2019-2020 annual assessment, and no self-certification (2019-2020). APPROVED

MOTION # 9 by Shirley seconded by Erik

To approve termination of Daniel Baker Associate member on lot #81 for non payment of 2019-2020 Annual Assessment. APPROVED

MOTION # 10 by Shirley seconded by Jim

To approve lot # 65 Kaelberer resignation. APPROVED
MOTION #11 by Shirley seconded by Patricia
To approve lot #56 Soyk to move to lot #65. APPROVED

Button/Signs/Vehicle Identification: Shirley Bauer
Nothing to report.

Lakes/Trees/Wildlife: Jim Simpson

Beautify LVR Work Day on Labor Day weekend produced two full garbage dumpsters. Good progress. Several more weekends are needed to really affect the aspen growth. Other than adding a drain to allow more water to drain into Bear Lake other options are not immediately affordable. Other clearing options for additional drainage were discussed. Erik will investigate the sources of water for Bear Lake with Jim some time after Thanksgiving. He requested people to help map out the water sources and french drain locations. Jim and Kerry will work together prior to Thanksgiving to help.

Roads: Rod Young

The tractor is in the process of being repaired. When it becomes available the roads will be graded again. Road are in good shape for now. There are still some trees on the side of the roads that need to be removed. Beautify LVR Day helped to improve the situation.

Equipment: John reported for Ted Gates

It is time to put winter blend fuel in the equipment tanks. Jim will call and make arrangements for the tank refill. Tractor batteries should be ready for pick up.

Member Lot Improvements/Safety/ Handling of Member Violations: Shad Jeseritz

Shad is putting together a "How To" for those wanting apply for and get a well.

MOTION # 12 by Shad seconded Patricia

Allow lot #113 to put a well on their lot. APPROVED

Motion # 13 by Shad seconded Shirley

Allow lot #43 to place a shed on their lot. APPROVED

MOTION # 14 by Shad seconded Shirley

Allow lot # 75 to build a shed as plotted. APPROVED

For information and discussion it was noted that members on lots #75 and lot # 74 are aware of the building encroachments on lot #75. At this time neither lot member have any grievances with the situation. Internet services at the Ranch House is getting great usage which is incurring extra charges.

Ranch House: Kerry Schauland

It is believed the main breaker panel that was faulty has been replaced with no failures so far. Pressure tank may be in question. The well pump is 20 years old but is working fine at this time. There were no Ranch House water related complaints during the most recent Labor Day Weekend. Weekly cleaning of the ranch house will continue through September and possibly October due to continued high traffic. There has been a request to remind members that dogs are not permitted in the Ranch House. In addition a request has been made to remind pet owners that all pets are to remain under the control of their owners at all times. Shad has signed up for the BETA service on Starlink system, hoping this will stabilize the billing.

Ramblings/Web Site /Email Addresses: John Harris

New articles are due by October 25, 2020.

Columbarium: Shirley Bauer

The third pad has been poured. A delivery request has been made of Wilhelm Monument. Minert's Internment has been scheduled for September 25, 2020.

LUTHERAN VALLEY RETREAT GUEST SHARING: none

OLD BUSINESS REPORTED:

MOTION # 15 by Patricia seconded by Shirley

Permission to destroy 2018 and 2019 Annual Meeting ballots from the board elections.

APPROVED

New Worship Area: No updates. A new volunteer is needed to lead this project.

NEW BUSINESS:

Dead/downed trees and thick aspens:

Discussion of finding a common dump place for slash to encourage more clearing. Conclusion to continue discussions at next meeting and consider setting up more opportunities to clear lots in the spring.

Ranch House lock combination:

No changes at this time.

Comments:

Request for discussion on becoming more financially transparent with Ranch members.

Motion to Adjourn by Shirley seconded by Patricia.

Meeting called to close by John

Closed with Lord's Prayer 8:37pm

NEXT MEETING: November 19, 2020