

**Potranco Ranch Annual Meeting
February 23, 2023 Minutes**

- Call to Order – 7:31pm
- Proof of Notice & verification of quorum
 - Proof of notice was shown, and quorum was met.
- Approval of Prior Annual Meeting Minutes
 - The minutes were approved with no objections.
- Board of Directors Report- President
 - Van spoke about the new website and explained that he is the only administrator and is looking for volunteers to assist with running it.
- Financial Report – Treasurer
 - Van went over the financials and the balance sheet.
 - \$127,025.19.
 - Asked about the equity account 3000.
 - Lisa will do some research to find out what it is.
 - A motion was made for the report to be moved to audit. 2nd, passed.
- Committee Reports
 - Safety
 - Currently working on getting the logo put on the new reflective wristbands.
 - Trying to find an event to give out all the wristbands.
 - The traffic measure device has been up for 2 weeks and calculated 11,000 cars from Sunday-Sunday
 - The device records speed and time and knows the number of inbound and outbound cars.
 - The device will be moved to other streets during the next few weeks.
 - Currently looking for 2 more members to join the committee.
 - Community Wellness
 - Committee member was not present, but the report will be put on the website.
 - Committee creates welcome baskets, is in charge of holiday decorations, etc.
 - Common Area Maintenance
 - Also known as PIT
 - A new Facebook account was made.
 - Committee would like input on the lawn contracts that are due at the end of the month.
 - Solicitation will take place in March.
 - Maintenance issues
 - Walking trails and construction debris was cleared.
 - There were a few irrigation issues.
 - Mulch was laid at the front entrance.
 - Dead end sign.

- The fence that was broken from the crash is in the process of being fixed.
 - A few homeowners raised concerns about the very large pothole by sitter and cattle drive.
 - A homeowner asked what is included in the maintenance contracts.
 - Van let her know that the maps have areas for 10 day and monthly services.
- ACC
 - Only 1 request not taken care of.
 - There is a new system so Joseph can't see everything he used to. He provided his phone and email to the residents so they can call him if they need assistance or have questions.
 - There is no authorization to put anything in the setbacks, so if an application is for something to be placed in that area, then it will be denied.
- Unfinished Business- None
- New Business
- Election
 - Candidate introductions
 - No candidates were present.
 - Nominations from the floor
 - Monica Pubillones and Curtis Stanley were nominated on the floor.
 - Volunteers to count ballots
 - Election Results Announcement
 - Monica Pubillones and Curtis Stanley were voted in.
- Adjournment at 8:36pm