

**DOUBLE R RANCH OWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS' MEETING**  
**JANUARY 13, 2015**  
**161 BROKEN SPUR RD**

**DIRECTORS PRESENT WERE:**

Wayne Mauldin    Rodney Scharich                      John Cressey-Neely                      JoAnn Kickler                      Bill Dillard  
John Schuetze    Jon Kindred

**OTHERS IN ATTENDANCE**

Tom Kickler            Wayne Overman                      Bernean Deeter                      Ed Ringgold                      Ernie DeWinne  
Kay Mauldin            Karen Antill

**MINUTES:**

The meeting was called to order by President Wayne Mauldin at 7:00 p.m. January 13, 2015.  
Each Director read the Minutes of the November Meeting.

**MOTION:**

JoAnn Kickler made a motion to accept the November Minutes as presented.  
John Schuetze seconded the motion. - The Board voted unanimously and the motion passed.

**BOARD POSITIONS:** Wayne Mauldin reported that each year the Board has to elect positions on the Board and opened the nomination for President.

Bill Dillard nominated Wayne Mauldin for President, no other nominations were made.  
- The Board voted unanimously and the motion passed.

JoAnn Kickler nominated Rodney Scharich for First Vice President, no other nominations were made.  
- The Board voted unanimously and the motion passed.

JoAnn Kickler nominated Jon Kindred for the Second Vice President, no other nominations were made.  
- The Board voted unanimously and the motion passed.

Bill Dillard nominated Bill Dillard for Third Vice President, no other nominations were made.  
- The Board voted unanimously and the motion passed.

John Cressey-Neely nominated John Cressey-Neely for Fourth Vice President, no other nominations were made.  
- The Board voted unanimously and the motion passed.

Wayne Mauldin nominated JoAnn Kickler for Corporate Secretary, no other nominations were made.  
- The Board voted unanimously and the motion passed.

Wayne Mauldin nominated John Schuetze for Treasurer, no other nominations were made.  
- The Board voted unanimously and the motion passed.

**COMMITTEE CHAIRMEN 2013:**

ACC Chairman	Tom Kickler
Nominating Committee	Jon Kindred
Recreation/Pool	Open
Audit & Finance	Rodney Scharich
Security	John Cressey-Neely
Welcome & Hospitality	Karen Antill
Beautification	Joe Ortega
Collections & Insurance	JoAnn Kickler
Roads	Wayne Mauldin/Joe Ortega
Document Review Committee	Bernean Deeter

**TREASURER REPORT:** The Board and guests went over the Balance Sheet and Profit and Loss report presented; there is a total of \$112,806.73. Ernie DeWinne will meet with John Schuetze tomorrow around 10 am to show him the financials.

**MOTION:**

Wayne Mauldin made a motion to accept the Treasurers Report as presented.  
Rodney Scharich seconded the motion. - The Board voted unanimously and the motion passed.

**CORPORATE SECRETARY:** JoAnn Kickler reported that as of November 24, 2014 we have put eight (8) liens on delinquent accounts and have added \$100.00 to each account for the lien fee. JoAnn reported that we have five (5) accounts from previous years totaling \$2,186.89; four (4) members on a payment plan totaling \$750.24; two (2) members we took back from collections totaling \$7,379.96, and two (2) accounts in bankruptcy totaling \$947.85. JoAnn advised that letters have been sent and calls have been made.

**EXECUTIVE SECRETARIES REPORT:** Karen Antill reported that she is working on the year end reports and will be doing the W2s and FUTA among other duties. Karen advised that she will be out of the office half of a day next Thursday and all day Friday.

**MAINTENANCE REPORT:** Joe Ortega reported that he is back from vacation and they have painted the cable fence at Overview Park and will start at the River Park soon, took down the Christmas lights, patched the roads on Western Trail among other duties. Joe reported that the light is out at the main entrance and he will fix that in the morning. Joe advised that a resident that was allowed to cut a few trees on the three lots that were donated to us left some brush. The Board discussed and will walk the property and look to see if they want to clean up the lots to make a park out of it.

Joe reported that the DRROA company truck broke down and he is having a mechanic give us an estimate of how much it will cost, he thinks it's the starter. The Board discussed and if it's just the starter they want to have it fixed. Joe advised that he is still in class through Thursday in San Antonio for the BRRWSC.

**ACC:** Tom Kickler reported that the ACC has approved one hundred fifty-eight (158) permits and three (3) new homes in 2014.

**OLD BUSINESS:** The Board discussed fixing the DRROA company trucks starter. Karen advised that Farm Bureau won't insure the DRROA after all and advised that we need to get quotes for insurance so we can transfer the title to the DRROA. John Schuetze will help get some quotes for insurance.

**NEW BUSINESS:**

**Bank signature cards – resolution:**

**MOTION:**

Wayne Mauldin made a motion to adopt a resolution to remove Richard Lingk from the signatures cards for all accounts at Bandera Bank and Texas Hill Country Bank and to add John Schuetze and Jon Kindred as signatures on the signature cards and to keep Wayne Mauldin on the signature cards.

JoAnn Kickler seconded the motion. - The Board voted unanimously and the motion passed.

Ernie DeWinne advised that the BRRWSC uses positive pay with THCB and explained how it helps with fraud with the checking account. The Board discussed.

**MOTION:**

JoAnn Kickler made a motion to authorize Ernie DeWinne to oversee the positive pay with THCB and to have access to the account for that only.

Jon Kindred seconded the motion. - The Board voted unanimously and the motion passed.

JoAnn Kickler advised that she thinks that we really need to get an audit done since it wasn't done last year. Wayne Mauldin advised that he would like to get an outside audit every five (5) years; he will call around and get quotes to present at the next Board Meeting.

*Reminder of the next Board Meeting is February 10, 2015.*

**MOTION:**

Wayne Mauldin made a motion to adjourn.

Debbie McAlister seconded the motion. - The Board voted unanimously and the meeting was adjourned.