

**EL RANCHO FLORIDA HOMEOWNERS
ASSOCIATION, INC.**

A Regular Meeting of the Board of Directors for the El Rancho Florida HOA, Inc. was held on March 11, 2021 at 6:00 PM at 280 Sundance Circle. Present for the meeting were:

Rex Emenegger – President
Eric Sibelius – Vice President
Wendy Ludgewait - Secretary
Paul Valdez – Director

Also present was Robert Schmidt and Marsha Moreland, Administrator. The meeting was called to order at 6:00 pm.

MINUTES:

The minutes of November 11, 2020 - Regular meeting was approved by the Board of Directors.

ADMINISTRATION:

- a) Accounts Receivable - \$ 0 (Dues = \$ ____; Ditch Fees = \$ ____)
- b) Accounts Payable - \$ 1783 (Kane)
Budget 20-21 – Marsha is to bill \$120 for the Annual Dues to all property owners as soon as possible. The ditch fees will be billed separately when we get the billing from Pioneer Ditch Company. The budget for 2021 was approved by the Board.
- c) A motion was made and passed to appoint Paul Valdez to the Board.
- d) Marsha provided an updated the Roster for the Board.

OLD BUSINESS:

- a) Garage Sale – There will be one in the Fall – October
- b) Fiber Optics – Eric reported that fiber optic service is now available on an individual basis through a company called Star Link.

NEW BUSINESS:

1. **New Owners:** DiSanto/Van Helsdingen – 80 Oxford Place
Aguirre – 1088 Ranchos Florida Dr.
2. **For Sale** – Mercurio – 39 Valley Place
Doucette – 634 Cassidy Drive
3. **Ratify Actions of the Board:** Inquiries regarding fencing have been received. No action taken.
 - a) **Wildlife Fence (8')** – Chamberlin/Kimball @ 2752 Cassidy Dr.
 - b) **10' Solid Fence** – Mohammed 41 Cassidy Dr.

IRRIGATION:

- a) Irrigation Superintendent – Eric Sibelius was appointed the Irrigation Superintendent for 2021.
- b) Ditch cleaning crew will be going out to clean the main ditch on Thursday, Friday & Saturday of next week (March 18-March 20). Crew will be Eric, Wendy, Bob Schmidt, Rex and a few other labors. The ditches will be burned first and then cut.
- c) A letter will go out to the users of the ditch that help is needed to clean the ditch and a credit will be given for those on the main ditch who clean theirs. Laterals will not receive any credit as it is the main ditch only. Those along the ditch are asked to put out hoses from their house to the ditch.
- d) Pioneer Ditch Company is not having an Annual Meeting this year due to COVID-19.
- e) Adjudicated shares are transferrable.
- f) The HOA will need to get water to Nie's lot.
- g) The Board agrees to meet on the 2nd Tuesday in March at 12:00 noon at 280 Sundance Circle.

There being no further business the meeting adjourned at 7: pm.

Wendy Ludgewait, Secretary