

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

A Regular Meeting of the Board of Directors for the El Rancho Florida HOA, Inc. was held on July 13, 2021 at 6:00 PM at 280 Sundance Circle. Present for the meeting were:

Rex Emenegger – President
Eric Sibelius – Vice President
Wendy Ludgewart – Secretary
Paul Valdez – Director
Pete Dietrich - Treasurer

Also present was Marsha Moreland, Administrator. The meeting was called to order at 6:06 pm.

MINUTES:

The minutes of June 8, 2021, regular meeting was approved.

ADMINISTRATION:

- a) Accounts Receivable - \$ 4,980 (HOA Dues outstanding totaled \$2,055; Ditch Fees outstanding are \$2,925)
- b) Accounts Payable - \$2,124.34 – Payables were approved.

OLD BUSINESS: None

NEW BUSINESS:

- a. New Owners: Fleiger - 2616 CR 510
- b. **For Sale:**
 - a) Springer/Marsters – 191 Valley Place
 - b) Doane/Koehn – 250 Pioneer Circle
 - c.) Camack - 1040 Ranchos Florida
- c. Weed Management – DRAFT of the ‘Weed Violation’ Letter is approved for mailing. The DRAFT of the ‘Russian Olive’ letter needs revisions. The Board would like to send out an email to all homeowners prior to specific letters being sent. Metro Board needs to review the letter prior to mailing. Marsha will draft an ‘email’ notice to go out to the residents in El Rancho Florida for the Boards approval first.
- d. Silver Spruce Academy proposed project for at 743 CR 510 – The project is processing through the La Plata County Planning Department in spite of ‘objections’.

IRRIGATION: (Eric Sibellius)

Eric reported that it was a ‘good’ adjudicated water season. Project water received was at 35% allocated. The last day for project water was 7/4/21.

The meeting was adjourned at 7:10 PM.

Wendy Ludgewart, Secretary