

**M24 Ranch Association**  
**Minutes of the Board of Directors Meeting**  
**September 4, 2010**

Officers Present: President – Lance Kever, Vice-President – John Konings, , Treasurer – John Scadding, Associate Director – Sue Haaland. Tod Scott was absent.

Members Present: Randy Giglione, Don and Mona Starks, William Vignone, Ron Morrison

**Treasurer's Report:**

John Scadding sent out certified letters to several members who have late dues. The letters resulted in collections of over \$10,000. A motion was made by John to call those members who are still two years in arrears. If no monies are collected by the calls, a certified letter will be sent. The letter will state that a lien will be put on their property if the dues are not paid by September 30, 2010. The motion was seconded by Sue Haaland and unanimously approved.

Approximately \$16,800 is still in arrears. John Scadding made a motion to have an installment plan for those properties. The members will have six months to pay. The late dues will be amortized yearly at 12% on dues only. Penalties will also be added. The motion was seconded by Sue Haaland and was unanimously approved.

**Member Forum:**

William Vignone has looked at the various beaches to determine which ones need sand and/or gravel. He recommends two loads of pea gravel or something similar with two loads of sand or walking gravel on top. The suggestion for Coots Cove is to scrape, level and add gravel for beach area. He also would like to put a bulletin board near Kid's Beach. The Board OK'd this.

The next dock on the repair list is the one below Jack and Sue West's property. The Wests have offered to pay for the repairs.

Mona Starks and Chris Kramer spent some time looking at the area all around the lake. Mona prepared a report on the suggested work to be completed. This includes weed eating, cleaning, moving dirt, planting shrubs, etc. A motion was made by Lance Kever and seconded by John Scadding to allocate \$1,000 to the projects.

More mowing and tule removal with backhoe is needed around the lake. A suggestion was made to ask people to "adopt" certain areas of common property to clear and clean. Mona will ask for volunteers the project.

A more powerful motor is needed to do the mowing of the on the lake. This is not possible due to the rule of no gas powered motors on the lake. Two more deep cycle batters for the current mower are needed. Lance will check to see if he can find them at a reasonable price. He will also try to find another newer mower to replace the current one.

Ron Morrison will take over the research of individual members having chip seal put on their property. He would also like to see a blog or forum on the website for people to share information and post projects.

Lance is checking with the insurance company to see what liability there is if someone's dog bites a person on common property. He is also going to have signs made for Kid's Beach and M24 Beach which will state that dogs must be on a leash if people are present. Lance will also talk to the "problem" dog owners.

**The next meeting will be held Saturday, October 2, 2010.**