

January 19, 2026

Re: 2026 Homeowner Association Fees

Dear Rehberg Ranch Homeowner,

The Budget Committee and Board of Directors have convened and established the 2026 budget. The Board remains committed to maintaining fiscal responsibility while upholding the safety, economic stability, and aesthetic quality of our community.

After a comprehensive review of all anticipated expenses, the annual dues will remain at \$360.00. As detailed in the attached budget spreadsheet, costs related to park and common area maintenance continue to rise. We will collaborate closely with John's Home and Yard to manage these expenses efficiently while maintaining high-quality standards for our shared spaces. We expect to allocate funds from our reserve accounts to address repairs or replacement of the split rail fence along Iron Horse Trail, as well as to acquire a shed for the storage of HOA property.

Annual HOA Meeting Announcement

The annual Homeowner Association (HOA) meeting is scheduled for ^{6:30pm} February 18th at the Rod & Gun Clubhouse. We encourage all homeowners to review the Budget prior to the meeting, so you are prepared to discuss any questions or seek clarification. Your participation is important, and we welcome your feedback during this session. If you are unable to attend, please feel free to reach out directly to Lisa for any questions or concerns you may have.

Board of Directors Vacancy Notice

There is an open position on the Board of Directors for the upcoming term. If you are interested in serving in this important role, please reach out to Lisa to express your interest. To be placed on the ballot, you will need to submit a brief biography detailing your background and interest in serving. All submissions must be received no later than February 1st, 2026.

Best regards,

Rehberg Ranch Board of Directors
Lisa Hildreth, Office Manager
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COMMUNITY ASSOCIATION