

Reata Ranch HOA, Inc – Annual Open Meeting 07/18/2025

NOTICE OF THE MEETING: An open meeting of the Board of Directors of the Reata Ranch HOA, Inc will be held at 6:30pm July 18,2025, at The Gathering Church, 101 Adell Rd, Peaster, TX 76088. The following items will be on the agenda for the meeting:

REATA RANCH 2025 Bi-ANNUAL HOA BOARD MEETING AGENDA

A. Call to Order

B. Roll Call:

a. Present:

b. Absent:

C. Open Forum: Each resident present may express their concerns for up to fifteen (15) minutes. A manager or member of the board may give a brief response. Speakers must observe proper behavior and rules of decorum. Speakers may not transfer their time to others.

a. Name(s): _____

D. Presentation of Reports:

a. Treasurer:

- i. Balance as of Dec 2024 meeting \$ _____
- ii. Total Expenses since last meeting \$ _____
- iii. Total Income since last meeting \$ _____
- iv. CURRENT BALANCE. \$ _____
- v. Projected 2026 Income \$ _____

E. New Business Discussion and/or Action Items:

- I. Biannual Treasure Report with accounting of income, expenses and budget recap
- II. Security of our HOA website
- III. Variances report (number submitted, denied, approved) and notification of such
- IV. RRC member criteria - this can be found within our CCRs but can be further discussed
- V. Update about treehouse on Lot 12, Block 2
- VI. Barns/Shops count with septics and living quarters – currently there are 10 and all have septics, living quarters are unknown, but acceptable per CCRs after home is built (unless RRC provides a variance) – can be further discussed
- VII. HOA material surplus
- VIII. HOA flyer of common and incurable item(s)
- IX. HOA monthly meetings – HOA does not have monthly meetings. All public or special meetings are required to be posted on the website. As a courtesy also posted on FB and email to all members in accordance with TX HOA rules for advanced posting notice.
- Discuss annual meeting date
- X. Lot consolidation (Call to Action Item 7 a v from 2024 annual meeting)

F. Actions from New Business Discussion: