

## Reata Ranch HOA, Inc - Special Meeting March 19, 2023

NOTICE OF THE MEETING: An open meeting of the Board of Directors of the Reata Ranch HOA, Inc will be held at 6pm on 3/19/23 at Antonio's Mexican Restaurant, 1900 Santa Fe Dr. Weatherford, TX 76086. The following items will be on the agenda for the meeting:

### REATA RANCH HOA BOARD MEETING AGENDA

1. **Call to Order:** 6:10pm
2. **Roll Call:**
  - a. Present: Richard Reeder, Tim Spicer, Julie Carter, Rebekah Tackett, Scott Baumgartner (RRC)
  - b. Absent: Albert Pagan (RRC)
3. **Open Forum:** Each resident present may express their concerns for up to five (5) 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): Brittany Rice suggested some solar low light streetlights would be a good enhancement to Reata Ranch
4. **Action Item: Approval of Last Meeting's Minutes:**

Motion By: Rebekah Tackett  
Second By: Tim Spicer Favor: 4 Oppose: 0  
(Those Opposed): \_\_\_\_\_
5. **Presentation of Reports:**
  - a. Treasurer:
    - i. Current Balance \$ 8046.32
    - ii. Expenses since last meeting \$ 0
    - iii. Income since last meeting \$ 0
    - iv. Expense(s) Items since last meeting \$ 0
  - b. Committees:
    - i. Landscape/Common Grounds Committee Business:  
Keith Brock (Committee Chair for Ft Worth Botanical Gardens) and his son (landscaping engineer) have offered their expertise in properly landscaping the Reata Ranch entrance and assistance in obtaining the plants. Richard will reach out to Keith to further discuss.
    - ii. Restriction Review Committee Business: Scott Baumgartner, Albert Pagan & Tim Spicer  
Discussed the need to have all propane tanks and water storage tanks buried or concealed as per the CCRs (unless variance obtained), the removal or concealment (as per CCRs) of any trailers parked on lots and ensure any other CCR violations are corrected via notifying the member(s) via email.
6. **Old Business Discussion:**

Swear in Officers, New HOA, Well water agreement with Lees, Lot 14 & 17 drainage and erosion and Punyamurthula erosion issues
7. **New Business Discussion:**

Relocation of cluster boxes, cover for cluster boxes, entrance landscaping and enhancements, speed signs, payment processing for dues

**8. Action Item(s):**

- a. 2023 Reata Ranch HOA, Inc newly elected Board Officers took an oath to uphold the Reata Ranch HOA, Inc CCRs and By-Laws: President Richard Reeder, Vice President Tim Spicer, Secretary Rebekah Tackett, Treasurer Julie Carter

Motion By: Rebekah Tackett

Second By: Richard Reed Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

- b. Send a friendly notice to any member(s) not in compliance with CCRs as direct by RRC

Motion By: Rebekah Tackett

Second By: Richard Reed Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_ Water

- c. Well Agreement with the Lee's is tabled to next meeting

Motion By: Tim Spicer

Second By: Richard Reeder Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

- d. HOA shall provide financial assistance, to be determined, to the Punyamurthulas (Lot 19, Block 1) to assist in correcting erosion issues once Lot 14, Block 1 and Lot 17, Block 1 pad sites and dirt work have been completed and will be on agenda at that time

Motion By: Tim Spicer

Second By: Rebekah Tackett Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

- e. Enhancements (mentioned in New Business) to Reata Ranch subdivision tabled to next meeting to obtain and review bids for enhancements including erosion issues of HOA/County road right of ways

Motion By: Tim Spicer

Second By: Rebekah Tackett Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

- f. Payment of HOA dues and assessments made payable via the website (with the added processing fee charged by service provider) or directly to Treasurer, Julie Carter

Motion By: Rebekah Tackett

Second By: Tim Spicer Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

- g. Schedule next meeting: Date: To Be Determined and will be announced on the website

Motion By: Rebekah Tackett

Second By: Julie Carter Favor: 4 Oppose: 0

Those Opposed): \_\_\_\_\_

9. Agenda Items for next meeting:

- i. Water Well Agreement with the Lees
- ii. Enhancements to HOA property

Motion By: Rebekah Tackett

Second By: Richard Reeder Favor: 4 Oppose: 0

Those opposed): \_\_\_\_\_

10. Adjourn: Date: 3/19/23 Time: 7:46pm

Motion By: Tim Spicer

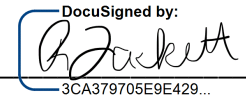
Second By: Rebekah Tackett Favor: 4 Oppose: 0

Those opposed): \_\_\_\_\_

Verified By:

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 Richard Reeder \_\_\_\_\_ Date: 3/20/2023 | 4:41 PM PDT  
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Richard Reeder, President, Reata Ranch HOA, Inc

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 Rebekah Tackett \_\_\_\_\_ Date: 3/20/2023 | 6:44 PM CDT  
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Rebekah Tackett, Secretary, Reata Ranch HOA, Inc