

May 5, 2016
RMR-POA Board Meeting
Wimberley Community Center, 14068 RR 12

Meeting called to order 6:10pm (For the record, all doors to the center were locked and no employees were present to let the board members inside...after waiting several minutes, the board all agreed to meet outside of the building)

Roll call...board directors present: Bobby Knell, Kirby Hicks, Curtis Christian, Rick Skiles, Bruce Calkins. Not present: Estelle Murchison & Bill Brown.
(Perspective new board nominees present: Greg Germer, David Iannelli)

No general members present.

Approval of minutes from February 11, 2016 meeting. **Rick made the motion to approve; Kirby seconded; all voted AYE**

Reports:

Treasurer's report...Rick Skiles: See below, end of minutes.

Secretary's report...Bruce Calkins: Nothing to report

Road's report...Kirby Hicks: Kirby updated the county Chp 253 election, stating that there was a scheduled county hearing on the election on June 7th. He said that he would call a roads committee meeting asap, in order to finalize an informational mail-out, reminding property owners about the issues at hand. It was pointed out that approximately 230 to 235 lots represented possible votes.

Kirby also brought up the need for additional road base and grading after heavy spring rains degraded the road edges, and asked again if the board would consider allotting \$3000.00 towards this end. **Rick made a motion that we wait until after the county election to make a decision about this. Curtis seconded. All voted AYE. Motion passed.**

In a discussion about the second cattle guard, Kirby and Rick agreed to physically look at the issue... IF they deemed repairs are needed, **Rick made the motion to spend up to \$300 to repair the cattle guard; Bobby seconded; all voted AYE. Motion passed.**

Concerning possible cold-seal crack sealing on Hermosa Paloma, with an estimated cost of \$1600.00, **Rick made a motion that we wait until after the election to make a decision on this; Curtis seconded; all voted AYE. Motion passed.**

When asking about whether the board was interested in spending any money on mowing grass throughout RMR, overwhelmingly the board was against it.

Lastly, Kirby said that he would personally work on removing the reflective strip which runs across the opening of RMR entrance, which can be misleading to motorists as to where to turn at night.

Architectural report...Bobby Knell: It was noted that there could be a violation at 9901 Waterpark North. Bobby will review and report.

Park report...Bill Brown: Bill was not present.
See report below per Estelle...

RMR Park Report May 5, 2016

Park Committee asks for \$2500 for this years annual budget for restoration work in the park as was spoke about at the January Annual Meeting and additional funds to cover the cost of the Porta-Potty (estimate \$1200).

Mr. Ryan McGillicuddy of TPWD, the riparian expert who is heading up the Blanco River Restoration Project, conducted a site consultation of RMR Water Park on April 4th to evaluate and advise on restoration work. Mr. McGillicuddy concluded that all steps that have been undertaken so far, follow sound restoration practice and also gave some suggestions of additional areas that could be helped by berming and advice on additional plantings and species selections. He also said that in fall, the Blanco River Restoration will resume giving out plants, notable switch grasses which he suggested be planted at the face of the river cliff to help abate erosion. We explained that we have a large amount of sand washing down on to the stairs but feared if we put road base in that area at this time it would just wash down and create a more problems. He concurred completely, stating it would probably cause a bigger problem than we have now. He said that the park's design of limiting access by means of the fence or other measures to the entry stairway and walking paths that now exist was in keeping with protecting the environmentally sensitive areas. He also gave suggestions on some steps to be taken to maintain what's left of the soil immediately adjacent to the water and start slowly rebuilding that area. He stressed to continue to let the area revegetate and place berming to slow runoff to protect the remaining land masses.

Jan - April 2016

Plants granted to RMR Water Park Project from Blanco River Restoration

13 flats of Sedge x 18 plants per flat (picked up by Jean Ohm and Estelle)	234 @ \$2	468.00
12 pots of Eastern Gamma & other grass	12 @ \$5	60.00
5 small shrub and tree	5 @ \$5	25.00
8 small shrub and plants (LBJWC via Estelle)	8 @ \$5	40.00
Approximate value of plant material granted		\$593.00

A group of neighborhood volunteers has been set up to help with watering of the trees on Mondays although with the good fortune of much rain, we have seldom had to water yet. A group of Hays County Master Naturalist have been organized to volunteer in park work days to work on restoration work, on Thursday's from April to June and will continue to help out with tree watering through the summer.

Hog damage seems to have abated for now as several of the offenders were apprehended and removed which seems to have encouraged the remaining members of the sounder to not return to the area. Ongoing water testing shows continuing stable conditions and low e.Coli levels.

Rick made a motion to "table" the request for \$2500 budget until next meeting; Curtis seconded; all voted AYE. Motion passed.

Old Business:

1) Discussion was renewed concerning extending the light pole arm at the RMR entrance (3237). Cost to effectiveness ratio drove the discussion...as a result, **Rick made a motion NOT to extend the arm; Curtis seconded; all voted AYE. Motion passed.**

2) Discussion and consideration of action regarding revising the RMR Bylaws and CC&R's. The board was reminded that to amend the CC&R's it would take a 2/3's majority vote of entire body of property owners, and 3/4 majority for Bylaws. **Curtis made a motion to table this consideration, and place it on the agenda at the general summer POA meeting in June. Rick seconded. All voted AYE. The motion passed.**

3) Discussion & consideration of action regarding response from the resident at 100 River Park Rd to an email requesting that they permanently seal off the gate that opens into the river park. Bobby Knell agreed to visit the homeowner adjacent to the river park, (and will ask Lynn Brinkman, owner of the cattle co., to accompany him), in an attempt to come to some agreement concerning the gate that the homeowner installed bordering the park, which is sometimes left open, allowing cattle to enter the park.

New Business:

1) Discussion & consideration of action regarding adding reflectors at entrance to RMR at FM3237, which was suggested by Ms Middleton at the AG Meeting. Need to check with TxDot on reflectors in right of way. Not sure where we would position them. No action taken.

2) Discussion & consideration of action regarding the conclusion by ACC on the Buchanan residence (metal siding) issue. ... Has been resolved.

3) Discussion & consideration of action regarding the issue with realtor "For Sale" signs dotting the RMR landscape. Rick agreed to personally call local realtors to discuss the possibility of placing only one sign AT the actual location of the home for sale, in an attempt to cut down on the numerous signs in the neighborhood. No motion needed.

4) **Rick made a motion to officially change the name of RMR POA, by adding "Wimberley" to the title. Kirby seconded; all voted AYE. The motion passed.** Rick will call John Tanzillo to change on the web site.

5) Discussion & consideration of action regarding the "Committee Chairs" for "Firewise" and "Emergency exit" committees. David Iannelli volunteered to be a committee member. Bobby agreed to make calls in order to fill chair positions.

6) Discussion and consideration of action regarding resignation of registered agent, and appointment of a replacement. Bobby volunteered to step in. **Rick made the motion that Bobby become the official agent; Kirby seconded; all voted AYE. The motion passed.**

7) Discussion regarding notice required to call a BOD meeting. It was established that the rules allow for emergency meetings to be called with a minimum of 72 hours advance notice.

8) Discussion regarding proposed replacement for resigning board member, Bruce Calkins, who is moving out of RMR. After casual discussion with both candidates, Greg Germer and David Iannelli, David made it clear that he would be happy to put his focus on helping with committees needing members, and Greg was fine with becoming the new replacement board member. **Bobby made the motion to replace board member Bruce Calkins with Greg Germer as RMR board member. Rick seconded; all voted AYE. The motion passed.**

9) Discussion and consideration of action for plans for summer meeting. It was established that the meeting would be scheduled for the 3rd Saturday in June (18th), which is traditional for at least the past few years. It will be held at 10:00 AM, at the Wimberley Civic center.

Motion was made to adjourn by Bobby, Rick seconded; all vote AYE. Meeting adjourned at 7:40 PM.

5:19 PM
05/01/16
Cash Basis

River Mountain Ranch POA
Balance Sheet
As of April 30, 2016

	Apr 30, 16
ASSETS	
Current Assets	
Checking/Savings	
Checking #4152	47,579.16
Wells Fargo C.D.	10,590.94
Total Checking/Savings	58,170.10
Total Current Assets	58,170.10
Fixed Assets	
Fire Protection Water Tank	11,750.10
Total Fixed Assets	11,750.10
TOTAL ASSETS	69,920.20
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Other Current Liabilities	
Construction Deposits Payable	6,000.00
Total Other Current Liabilities	6,000.00
Total Current Liabilities	6,000.00
Total Liabilities	6,000.00
Equity	
Retained Earnings	34,601.44
Net Income	29,318.76
Total Equity	63,920.20
TOTAL LIABILITIES & EQUITY	69,920.20

Respectfully submitted, Bruce Calkins, Secretary