

River Mountain Ranch POA  
Quarterly Meeting  
March 4, 2025

Attendees: Joe Dalton, Kellee Ferguson, Bill Haser, Suzie Kaczenski, Horacio Rodriguez, Kathleen Tanzman, Jim Cooper  
Meeting called to order at 6:07

Reports:

**Internal Roads (Kaczenski)** – per Aaron Jones, Hays Co Field Ops Superintendent, Phase 1 work going well on Bluffview, Hermosa, Water Park and Lone Man Overlook. Getting close to completing full depth repair of failures. Phase 2 will be level up repairs, followed by Phase 3, which is Chip Seal. Estimate 2 years for the entire project. Street signs will also be replaced as part of the project.

RMR Entrance from 3237 – TXDot has begun a project to widen 3237 at River Mountain Ranch Road, add turn lanes, widen existing lanes, and add shoulders. Work is scheduled to be completed in Summer 2025.

Suzie will keep the Burn Ban sign at the entrance to RMR up to date.

**Treasury (Cooper)** – Dues payments are coming in on schedule. A 2<sup>nd</sup> notice will be mailed to those who have not paid later this month.  
Motion to increase Insurance budget for 2025 from \$4000 to \$5000. Motion carried.  
P/L and Balance Sheet as of Feb 28, 2025 included and to be posted to website.

**Parks (Haser)** – Bill to reconcile key cards as much as possible. Joe to download current card database from gate controller and forward to Bill. Discussion of Bill to be notified when a resale certificate is signed by Jim in order to keep the key card database up to date. Bill to order porta potty for River Park in March.

**Communication (Tanzman)** – sign updated with dues payment date.

**ACC (Rodriguez)** – Discussion regarding 101 Water Park – no update from homeowner regarding side setback encroachment.

All reports approved by unanimous board motion.  
Emergency Prep Committee to meet on March 6, 2025 at the Community Center.  
Motion to approve new members of ACC - motion carried. Horacio to send list of ACC members to Joe for inclusion on website.

Next quarterly meeting – June 3, 6pm

Meeting adjourned at 6:49.