

TALLAHASSEE RANCH CLUB PROPERTY OWNERS ASSOCIATION  
MINUTES OF THE SPECIAL BOARD MEETING  
December 5, 2020

The meeting was held by videoconference on Zoom. The meeting was called to order at 10:04 a.m. Board members Andrea Wallenbeck, Bob McAnally, Thomas Slade, Eric Robinson and Ron Doyle were present.

Decision to send a non-compliance issue to the Fining Committee: Background information on the issue was given with two previous letters sent concerning the well screening and no response received from the owner. The process was explained and questions were answered on the timeline for issuing the fine and what happens if the owner does not pay. It was also questioned whether fines could be issued for the firearm policy.

Motion to approve \$100/day in fines and send the issue to the Fining Committee: Eric Robinson

Second: Bob McAnally

Vote: All in favor

Select a Board replacement for open position: It was announced that Eric Robinson was resigning from the Board. The previous nominees were considered and new nominees were solicited.

Motion to appoint Roger Strickland: Ron Doyle

Second: Andrea Wallenbeck

Owners expressed frustration with not having an opportunity to have input in the process and it was requested the applications be shared and the process be made transparent. It was suggested that correspondence be sent through the management company and the annual meeting be held in person. Background information was given on the internet options and it was requested all owners be involved in discussions. Quarterly meetings were requested and it was suggested the next meeting be in person and supplemented with Zoom. Two owners volunteered for the Covenant Rewrite Committee and a Nextdoor page for the neighborhood was suggested. The motion was tabled.

Approve hunting/firearm regulations: The Board reviewed the firearm regulations in response to a request from an owner to be allowed to discharge a firearm to dispatch snakes. Concerns with the proposed regulations were raised and clarification on the regulations for crossbows was requested. It was requested the regulations be addressed at the next meeting with more owner involvement so the motion was tabled with an owner familiar with writing regulations to review and rewrite the proposed regulations.

New business: The next annual meeting was tentatively set for March 27th and an unofficial information sharing session was planned for the next Saturday 10am at the equestrian area. A meeting was requested for January in person and by Zoom and it was

also suggested the Zoom be recorded. The process for hosting the meeting was discussed and an owner volunteered use of their hot spot to connect to Zoom.

Motion to schedule the next quarterly Board meeting for January 9, 2021 2pm at the equestrian area with a Zoom option: Eric Robinson

Second: Bob McAnally

Vote: All in favor

Motion to institute open quarterly Board meetings starting in January: Ron Doyle

Second: Bob McAnally

Vote: All in favor

The question of how owners could get input on the Board candidate was raised and it was decided the meeting notice would ask owners to submit agenda items and candidate sheets by December 24<sup>th</sup> with the list of items and candidates published to owners by January 4<sup>th</sup>.

Meeting adjourned at 11:44 a.m.