



The Ranches at Pinehurst Property Owners Association  
PO Box 306 Pinehurst, Texas 77362

## Minutes of 10/03/23 Annual TRPPOA Members Meeting

1. Call to Order (President) at 7:03
2. Roll Call / Proxy Determination (Secretary) – quorum declared by counting of signatures/proxies – 40 Tracts represented
3. Proof of notice or waiver of notice (Secretary) – demonstration of received mailing
4. Previous Meeting Minutes (Secretary) – no questions
5. Reports of Officers
  - a. Treasurer – Kristin presented budget expenses based on our new fiscal year. Expenses were higher than expected owing mainly to legal and gate repair costs.
  - b. President – Scott shared what he has been working on to advance the improvement of the roads.
6. Reports of Committees
  - a. Trails - Jane McKetta says she has not been out as much as usual owing to snakes but will resume her customary walks when they have subsided.
  - b. Welcome – Lea Bodie states two socials have been held and another is coming for November 4.
7. Election of three Directors – Kenn Fawn, Joey Morris, and Gerry Pate were the only candidates and elected without voting as allowed by Title 11. Since two of them are replacing Directors who resigned, their terms are limited to 1 year. The BOD minutes should indicate which Directors are serving for what length.
8. Old Business - none
9. New Business
  - a. Assessments – Fernando shared his understanding of assessments and proxies and that legal review has found all previous actions in order.
10. The meeting adjourned at 08:38.