

R-Ranch

Board of Director's Meeting

October 27, 2018

Minutes

- I. **CALL TO ORDER- 9:00 A.M.-** President, Holly Sell. Closed meeting (Budget)
- II. **OPENING PRAYER-** Carolyn Ponte
- III. **PPEDGE OF ALLEGIANCE-** Jim Kaminsky
- IV. **Review/APPROVE/AMEND/ACCEPT September AGENDA-** Motion made by Jim Kaminsky, Seconded by Eudora LaLonde. All in favor.
- V. **SUSPEND READING September 2018 BOD Meeting Minutes –** Motion made by Jim Kaminsky, Seconded by Ashley Spenner. All in favor.
- VI. **APPROVE/AMEND/ACCEPT September 2018 BOD MEETING MINUTES –** Motion made by Ron Cagle, Seconded by Eudora LaLonde. All in favor.
- VII. **REPORTS – Attached where submitted. Suspended discussion due to Owner's Meeting**
 - a. Financial Report
 - b. Executive Director's Report
 - c. R-Ranch Grounds Report
 - d. Stables report
 - e. Sales Report
 - f. Events Report
 - g. Treasurer's Report
 - h. President's Report

STANDING COMMITTEE REPORTS – Attached where submitted. Suspended discussion due to Owner's Meeting. (Exception: Finance Committee, Budget Review)

1. Accommodations Committee
2. Covenants/Bylaws/Policy & Guidelines Committee
3. **Finance Committee –** Lori Armstrong, Sue Burton, Eudora LaLonde presented (4) options for 2019 Budget Review. \$0 Increase, \$100 Increase, \$150 Increase, \$200 Increase. The Finance Committee recommends the \$200 increase. Workman's Compensation has increased \$26K to \$40K. Property and Automobile will increase as well. Inflation is 7-8% and the R-Ranch typically has seen increases in assessments every 4-5 years. Last increase, 2014. 3 year averages of spend was used as guideline for expenditures.

Proposal was made by the Finance Committee, Lori Armstrong, of a \$200 increase of assessment. Vote was 3 in favor, this is not a majority vote.

- Amendment offered by Alex Griffin to increase the assessment \$100 and use bank account balances resulting in \$84,000. No second motion.
- Motion made by Ron Cagle to increase the assessment by \$150. Seconded by Valorie Lottes. Vote was 4 in favor, this is not a majority vote. After further discussion, second vote was proposed. Motion made by Ron Cagle to increase the assessment by \$150. Seconded by Valorie Lottes. Vote was 6 in favor, 2 not in favor (President does not vote in this scenario) Motion has passed at \$150 increase of assessment for 2019.

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- 4. Land Use/Fire Wise Committee
- 5. Marketing Committee
- 6. Owner's Concerns Committee
- 7. Nominating Committee
- 8. Strategic Planning committee – Asset management update

BOARD APPOINTED COMMITTEE

- a) Rodeo Committee
- b) Rainbow Dam Committee

VIII. OLD BUSINESS – No old business

IX. NEW BUSINESS -- No new business

X. ADJOURN GENERAL MEETING

Time: 11:45am

The next meeting of the R-ranch board of Directors will be held on November 17, 2018 at 9:30 A.M. in the R-Ranch board room.

XI. EXECUTIVE SESSION- No

R-Ranch in the Mountains Semi-Annual Owner's Meeting

October 27, 2018, 1:00 P.M.

Agenda

1. Welcome- *Holly Sell*
2. Opening Prayer- *Carolyn Ponte*
3. Pledge of Allegiance- *Jim Kaminski*
4. Review Agenda/Amend Agenda/Approve Agenda as written- *Holly Sell*
5. Honor Military/Veterans/Public Service Personnel- *Jim Kaminsky*
6. Recognize Present Board Members – *Holly Sell*
7. Recognize Past BOD Members- *Holly Sell*
8. Recognize Past BOD Presidents- *Holly Sell*
9. Recognize Volunteers- *Holly Sell*
 - a. Richard LaLonde and all who helped build the playgrounds
 - b. Mr. Emory who funded playground in RV5
 - c. Rob and Patsy Bracy for all the work done to improve RV 5 bathhouse
 - d. Tandra Greene for growing owner events
 - e. Committee members and anyone who spent personal time volunteering
10. Introduce Executive Director- *Holly Sell*
11. Introduction of R-Ranch Staff – *Blaine Griffith*
12. Executive Director's Report- *Blaine Griffith*
13. Treasurer's Financial Report- *Blaine Griffith/Eudora LaLonde*
14. Present the 2019 Budget- *Lori Armstrong*
15. Strategic Planning Committee Report- *Ron Cagle*
16. Rainbow Dam Committee Report- *Hal Barrineau*
17. Chapel Hill Cabin Rehab Report- *no update will be provided*
18. Accommodations Committee- *no update will be provided*
19. Marketing Committee- *Christy Griffin*
20. Rodeo Report- *Valorie Lottes*
21. Policies & Guidelines Update/Reminders- *Bill Poole*
22. Upcoming Owner Activities-
23. Announce 2019 – 2020 Nominating Committee (Iris Koplen Chairman)- *Holly Sell*
24. Educate on the nominating process for BoD- *Iris Koplen*
25. Owner's Q & A- *Holly Sell*
26. Next BOD Meeting Sat Nov. 17 9:30 a.m. and April Owner's Meeting Sat April 27th – *Holly Sell*
27. Motion to Adjourn Meeting- *Holly Sell*

R-Ranch In The Mountains@ 9
Balance Sheet
September 30, 2018

ASSETS

Current Assets		
Petty Cash	\$	200.00
Register Cash		300.00
Operating Bank Account		166,955.30
Lodge Bank Account		20,446.12
Cabin Project Bank Account		81,907.49
Property Tax Escrow Bank Acct		95,093.54
Payroll Bank Account		1,427.75
Rodeo Project Bank Account		20,051.79
Rainbow Dam Bank Account		150,644.98
Cap Imp/Legal Account		78,886.70
RV Bank Account		184,241.80
RV-6 Project Bank Account		11,748.58
Accounts Receivable		542,204.00
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Total Current Assets		1,354,108.05
Property and Equipment		
Furniture & Fixtures		112,068.44
Vehicles		33,182.00
Machinery & Equipment		381,233.07
Horses & Sports Equipment		61,007.14
Buildings and Improvements		1,440,692.16
Fixed Assets - Cabin		57,370.36
Fixed Assets - Inf		9,041.26
Fixed Assets - Lodge		52,027.81
Fixed Assets - RV		105,307.49
Fixed Assets - RV6		30,902.56
Fixed Assets - Stable		6,642.34
Fixed Assets - Rodeo		5,920.50
Accumulated Depreciation		(1,171,111.03)
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Total Property and Equipment		1,124,284.10
Other Assets		
Unsold Ranch Memberships		608,465.00
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Total Other Assets		608,465.00
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Total Assets	\$	<u>3,086,857.15</u>

LIABILITIES AND CAPITAL

Current Liabilities		
Sales Tax Payable	\$	282.37
Accrued Property Tax		85,622.96
Prepaid Assessments		23,279.18
Cabin - Storm Damage		3,523.25
Other Payables		2,265.30
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Total Current Liabilities		114,973.06
Long-Term Liabilities		
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Total Long-Term Liabilities		0.00
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Total Liabilities		114,973.06

Unaudited - For Management Purposes Only

R-Ranch In The Mountains® 9
Balance Sheet
September 30, 2018

Capital	
Lodge Retained Earning	114,029.32
RV Retained Earnings	176,067.78
RV 6 Retained Earnings	93,672.97
Cabin Retained Earning	117,338.80
Stable Retained Earnings	16,177.37
Infrastructure Retained Earn	16,415.49
Legal Retained Earnings	23,995.81
Dam Retained Earnings	250,289.62
Undesignated Net Assets	2,405,446.59
Current Year Net Assets Change	<u>(241,433.95)</u>
Total Capital	<u>2,971,999.80</u>
Total Liabilities & Capital	<u>\$ 3,086,972.86</u>

R-Ranch In The Mountains® 9
Income Statement
Compared with Budget
For the Nine Months Ending September 30, 2018

	Month Actual	Month Budget	Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Assessments	\$ 225,462.73	\$ 252,042.00	(26,579.27)	\$ 929,011.95	\$ 857,949.00	71,062.95
Assessment - Special Dam A	721.00	721.00	0.00	10,831.30	10,831.30	0.00
Childrens Rights	0.00	0.00	0.00	400.00	1,967.00	(1,567.00)
Electric - Usage Fees - RV	3,743.34	6,204.00	(2,460.66)	35,769.53	41,848.00	(6,078.47)
Electric - Usage Fees - Cabin	1,693.62	2,244.00	(550.38)	15,424.22	18,024.00	(2,599.78)
Electric - RV Reimbursement	413.00	565.00	(152.00)	27,170.41	22,865.00	4,305.41
Electric - Cabin Reimbusem	123.66	183.00	(59.34)	6,048.54	5,377.00	671.54
Interest Income	13.41	10.00	3.41	71.60	60.00	11.60
Owner Fines & Fees	160.00	144.00	16.00	1,901.66	605.00	1,296.66
Late Fees & Finance Charges	2,249.41	840.00	1,409.41	19,942.53	12,598.00	7,344.53
Ownership Sales	200.00	1,381.00	(1,181.00)	9,975.00	33,301.00	(23,326.00)
Ownership Transfers	4,165.00	1,790.00	2,375.00	33,397.00	15,192.00	18,205.00
RV Moves	400.00	470.00	(70.00)	5,554.12	3,603.00	1,951.12
Pet Fees	110.00	205.00	(95.00)	1,470.00	1,359.00	111.00
Day Use Income	0.00	52.00	(52.00)	520.00	818.00	(298.00)
Linen Kit Income	0.00	110.00	(110.00)	420.00	1,317.00	(897.00)
Sales - Ice	394.31	478.00	(83.69)	2,690.61	3,460.00	(769.39)
Sales - Propane	327.43	429.00	(101.57)	6,211.22	4,687.00	1,524.22
Sales - Souvenirs	84.11	127.00	(42.89)	1,185.85	1,592.00	(406.15)
Sales - Firewood	95.00	223.00	(128.00)	965.00	1,236.00	(271.00)
Sales - Gate Cards	0.00	35.00	(35.00)	150.00	315.00	(165.00)
Sales - Store	976.62	900.00	76.62	7,305.74	6,867.00	438.74
Vending Income	105.00	34.00	71.00	2,754.50	1,129.00	1,625.50
RV RI - Monthly Adoption F	160.00	225.00	(65.00)	6,182.90	2,691.00	3,491.90
RV RI - Yearly Adoption Fee	1,917.50	2,400.00	(482.50)	49,829.88	51,164.00	(1,334.12)
RV RI - Guest & Group Fees	4,631.00	5,162.00	(531.00)	12,455.70	14,181.00	(1,725.30)
RV-6 Interest	1.71	2.00	(0.29)	16.68	18.00	(1.32)
Cabin RI - Adoption Fees	1,770.00	773.00	997.00	11,386.50	13,326.00	(1,939.50)
Cabin RI - Guest & Group Fe	2,277.45	4,726.00	(2,448.55)	21,294.20	28,765.00	(7,470.80)
Cabin RI - Cottage Fees	2,384.24	2,893.00	(508.76)	22,594.00	25,647.00	(3,053.00)
Cabin - Special Projects (DD	0.00	0.00	0.00	35.00	0.00	35.00
Lodge RI - Wedding Fees	13,438.00	9,545.00	3,893.00	43,981.40	47,419.00	(3,437.60)
Lodge RI - Group Fees	(125.00)	1,067.00	(1,192.00)	17,272.00	11,477.00	5,795.00
Lodge RI - Miscellaneous Fe	30.00	108.00	(78.00)	150.00	313.00	(163.00)
RV Adopt - Infra/Cap Imp	1,917.50	2,400.00	(482.50)	49,829.20	51,164.00	(1,334.80)
Cabin Adopt - Infra/Cap Imp	1,770.00	773.00	997.00	12,968.50	13,326.00	(357.50)
Dam - Interest	29.36	0.00	29.36	285.55	0.00	285.55
Stables RI - Riding Pass Fees	685.00	1,100.00	(415.00)	6,155.00	9,983.00	(3,828.00)
Stables RI - Stall Fees	50.00	30.00	20.00	370.00	185.00	185.00
Stables RI - Fundraiser Inco	0.00	0.00	0.00	743.00	0.00	743.00
Recovery of Bad Debt	25.00	0.00	25.00	4,344.32	1,526.25	2,818.07
Rodeo Income - Ticket Sales	0.00	0.00	0.00	29,224.95	22,813.00	6,411.95
Rodeo Income - Parking	0.00	0.00	0.00	3,405.94	3,153.00	252.94
Rodeo Income - Vendors	0.00	567.00	(567.00)	3,057.00	4,139.00	(1,082.00)
Rodeo Income - Sponsors	0.00	0.00	0.00	11,700.00	12,644.00	(944.00)
Rodeo Income - T Shirts	8.00	57.00	(49.00)	167.00	2,253.00	(2,086.00)
Sponsored Events-Income	100.00	0.00	100.00	100.00	0.00	100.00
Miscellaneous Income	0.00	250.00	(250.00)	0.77	1,440.00	(1,439.23)
Total Revenues	272,507.40	301,265.00	(28,757.60)	1,426,720.2	1,364,627.5	62,092.72
Cost of Sales						
Total Cost of Sales	0.00	0.00	0.00	0.00	0.00	0.00

For Management Purposes Only

R-Ranch In The Mountains® 9
Income Statement
Compared with Budget
For the Nine Months Ending September 30, 2018

	Month Actual	Month Budget	Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Gross Profit	272,507.40	301,265.00	(28,757.60)	1,426,720.2	1,364,627.5	62,092.72
Expenses						
Employee - Payroll/Salary Ex	39,777.71	46,553.00	(6,775.29)	407,818.51	465,529.00	(57,710.49)
Employee - Payroll Tax Expe	3,377.64	4,432.00	(1,054.36)	36,536.59	44,320.00	(7,783.41)
Employee - Payroll Fees & E	433.36	174.00	259.36	4,800.81	4,714.00	86.81
Employee - Benefits	4,242.18	6,900.00	(2,657.82)	36,437.36	62,100.00	(25,662.64)
Employee - Workers Comp I	6,399.58	2,210.00	4,189.58	35,422.15	19,890.00	15,532.15
Commission Expenses	327.51	2,103.00	(1,775.49)	9,683.90	19,180.00	(9,496.10)
Admin - Accounting Fees	0.00	75.00	(75.00)	5,618.20	5,171.00	447.20
Admin - Bank Fees	20.00	89.00	(69.00)	549.82	665.00	(115.18)
Admin - Business Fees	42.00	129.00	(87.00)	1,496.00	1,677.00	(181.00)
Admin - Collection Expense	0.00	58.00	(58.00)	(530.00)	1,158.00	(1,688.00)
Admin - Computer Expense	645.65	711.00	(65.35)	7,016.97	7,716.00	(699.03)
Admin - Dues & Subscriptio	114.84	92.00	22.84	429.54	1,037.00	(607.46)
Admin - Emp Develop & Tra	0.00	100.00	(100.00)	1,130.67	900.00	230.67
Admin - Gifts	54.12	40.00	14.12	377.04	320.00	57.04
Admin - Legal Fees	17.70	100.00	(82.30)	17.70	900.00	(882.30)
Admin - Operate Merchant F	(895.37)	0.00	(895.37)	(1,762.84)	(52.00)	(1,710.84)
Admin - Mileage Reimburse	0.00	0.00	0.00	395.85	383.00	12.85
Admin - Office Building Rep	0.00	(163.00)	163.00	261.03	97.00	164.03
Admin - Office Expense	460.32	435.00	25.32	5,000.91	5,783.00	(782.09)
Admin - Printing / Copying E	522.92	678.00	(155.08)	4,806.74	4,784.00	22.74
Admin - Cell Phone Expense	139.29	141.00	(1.71)	1,431.99	1,269.00	162.99
Admin - Shipping / Postage	3.75	214.00	(210.25)	3,610.32	4,436.00	(825.68)
Admin - Telephone / Cable E	189.22	1,412.00	(1,222.78)	13,028.75	12,373.00	655.75
Lodge - Tax Expense	0.00	0.00	0.00	10,049.00	0.00	10,049.00
Cleaning - Supply Expense	1,487.51	526.00	961.51	5,146.21	4,992.00	154.21
GPM - Equip Rental Expense	34.57	34.00	0.57	886.98	1,382.00	(495.02)
GPM - Equip Repair Expense	485.61	886.00	(400.39)	5,429.97	9,743.00	(4,313.03)
GPM - Cabin Repair & Main	0.00	218.00	(218.00)	555.63	1,357.00	(801.37)
GPM - Fence / Pasture Expen	6,483.45	186.00	6,297.45	7,171.07	6,528.00	643.07
GPM - Fuel Expense	0.00	1,894.00	(1,894.00)	8,890.17	8,906.00	(15.83)
GPM - General Maintenance	187.56	451.00	(263.44)	6,994.38	4,075.00	2,919.38
GPM - Grounds/Property Re	(3,569.67)	255.00	(3,824.67)	2,940.08	4,807.00	(1,866.92)
GPM - Keys & Locks	0.00	7.00	(7.00)	186.46	279.00	(92.54)
GPM - Lawn Svc & Landscap	13,790.00	6,895.00	6,895.00	38,004.30	37,969.00	35.30
GPM - Lodge Pool Chemical	261.74	857.00	(595.26)	5,246.31	5,538.00	(291.69)
GPM - Lodge Pool Repair &	271.67	88.00	183.67	2,254.08	1,996.00	258.08
GPM - Lodge Repair & Main	186.80	438.00	(251.20)	4,955.07	4,109.00	846.07
GPM - Lodge Kitchen Suppli	0.00	0.00	0.00	393.43	25.00	368.43
GPM - Pest Control Services	510.75	517.00	(6.25)	2,756.55	2,359.00	397.55
GPM - Pest Control Services	0.00	0.00	0.00	0.00	1,100.00	(1,100.00)
GPM - Road Repair Expense	0.00	0.00	0.00	0.00	200.00	(200.00)
GPM - RV Repair & Maint E	0.00	71.00	(71.00)	0.00	689.00	(689.00)
GPM - Supplies Expense	(6,641.96)	300.00	(6,941.96)	950.86	1,263.00	(312.14)
GPM - Tools Expense	97.00	80.00	17.00	275.11	515.00	(239.89)
GPM - Vehicle Maint & Rep	289.46	399.00	(109.54)	4,121.21	9,204.00	(5,082.79)
GPM - Vehicle Tags & Titles	242.16	0.00	242.16	242.16	260.00	(17.84)
GPM - Maintenance Bldg Re	0.00	0.00	0.00	36.04	0.00	36.04
GPM - Operat Security Contr	1,709.34	0.00	1,709.34	10,457.98	0.00	10,457.98
GPM - RV Security Contract	1,709.33	0.00	1,709.33	10,457.98	0.00	10,457.98
GPM - Cabin Security Contra	1,709.33	0.00	1,709.33	10,458.02	0.00	10,458.02
GPM - Lodge Security Contr	0.00	0.00	0.00	269.00	0.00	269.00
Owner Events	0.00	200.00	(200.00)	71.10	1,400.00	(1,328.90)
Owners & Board Meeting Ex	12.28	5.00	7.28	465.14	440.00	25.14
Ownership Sales & Transfers	556.84	477.00	79.84	5,665.47	4,387.00	1,278.47

For Management Purposes Only

R-Ranch In The Mountains@ 9
Income Statement
Compared with Budget
For the Nine Months Ending September 30, 2018

	Month Actual	Month Budget	Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Sales & Market Expense	427.89	0.00	427.89	3,740.65	7,035.00	(3,294.35)
Sales Expense - Ice	150.57	149.00	1.57	1,431.72	1,979.00	(547.28)
Sales Expense - Propane	0.00	78.00	(78.00)	4,257.26	2,036.00	2,221.26
Sales Expense - Souvenirs	0.00	0.00	0.00	740.00	1,907.00	(1,167.00)
Sales Expense - Gate Cards	0.00	80.00	(80.00)	915.27	427.00	488.27
Sales Expense - Firewood	162.50	16.00	146.50	412.50	666.00	(253.50)
Sales Expense - Store	333.68	1,052.00	(718.32)	4,406.06	4,934.00	(527.94)
Sporting Equipment	0.00	386.00	(386.00)	5.98	612.00	(606.02)
Stables - Feed	1,079.48	662.00	417.48	10,972.96	7,420.00	3,552.96
Stables - Ferrier Expense	1,710.02	1,453.00	257.02	10,425.02	10,937.00	(511.98)
Stables - General Expense	263.57	355.00	(91.43)	1,921.41	2,127.00	(205.59)
Stables - Repair & Maintena	0.00	0.00	0.00	1,121.61	1,603.00	(481.39)
Stables - Tack & Equipment	0.00	243.00	(243.00)	654.94	663.00	(8.06)
Stables - Vet Fees / Medicine	1,329.14	527.00	802.14	12,684.81	7,772.00	4,912.81
Stables - Jr. Wrangler Expens	37.01	8.00	29.01	573.55	(28.00)	601.55
Stables - Horses	0.00	0.00	0.00	(492.50)	0.00	(492.50)
Stables - Tools	0.00	0.00	0.00	252.93	0.00	252.93
RV RE - Bath Houses	117.00	48.00	69.00	601.75	689.00	(87.25)
RV RE - Pad Improvements	0.00	200.00	(200.00)	1,910.00	1,800.00	110.00
RV RE - Grounds	2,956.85	75.00	2,881.85	9,642.39	3,149.00	6,493.39
RV RE - Roads	0.00	500.00	(500.00)	350.00	1,000.00	(650.00)
RV RE - Improvements	1,389.62	100.00	1,289.62	2,397.07	900.00	1,497.07
RV RE - Miscellaneous	0.00	100.00	(100.00)	87.11	900.00	(812.89)
Cabin RE - Bath Houses	117.00	0.00	117.00	131.85	700.00	(568.15)
Cabin RE - Rainbow Cabins	130.99	473.00	(342.01)	1,902.19	5,941.00	(4,038.81)
Cabin RE - Chapel Hill Cabi	330.57	150.00	180.57	1,704.24	417.00	1,287.24
Cabin RE - Cottages	0.00	0.00	0.00	1,046.78	337.00	709.78
Cabin RE - Grounds	0.00	100.00	(100.00)	2,366.34	900.00	1,466.34
Cabin RE - Roads	450.00	1,707.00	(1,257.00)	450.00	10,892.00	(10,442.00)
Cabin RE - Improvements	(250.00)	300.00	(550.00)	(112.13)	2,700.00	(2,812.13)
Cabin RE - Miscellaneous	0.00	430.00	(430.00)	100.10	587.00	(486.90)
Lodge RE - Event Decoration	0.00	0.00	0.00	49.00	60.00	(11.00)
Lodge RE - Event Coordinati	0.00	0.00	0.00	6,995.00	0.00	6,995.00
Lodge RE - Event Staff	1,769.22	188.00	1,581.22	14,153.76	1,272.00	12,881.76
Lodge RE - Event Clean/Sup	0.00	267.00	(267.00)	365.00	1,289.00	(924.00)
Lodge RE - Event Security	0.00	0.00	0.00	265.00	0.00	265.00
Lodge RE - Event Improvem	0.00	50.00	(50.00)	6,534.97	2,149.00	4,385.97
Lodge RE - Event Linens	0.00	254.00	(254.00)	90.00	968.00	(878.00)
Lodge RE - Event Marketing	0.00	60.00	(60.00)	452.89	244.00	208.89
Lodge RE Capital Improvem	0.00	0.00	0.00	0.00	5,702.00	(5,702.00)
Dam Expenses	1,029.68	1,029.68	0.00	22,637.20	22,637.20	0.00
Legal Expenses	0.00	0.00	0.00	1,522.42	633.89	888.53
Rodeo Expense - Stock Contr	0.00	0.00	0.00	4,000.00	4,500.00	(500.00)
Rodeo Exp - 4L Ticket Split	0.00	0.00	0.00	14,103.50	12,373.00	1,730.50
Rodeo Expense - Prize Mone	0.00	0.00	0.00	4,000.00	4,000.00	0.00
Rodeo Expense - Advertising	0.00	0.00	0.00	1,368.60	1,729.00	(360.40)
Rodeo Expense - Security &	0.00	0.00	0.00	1,280.00	1,047.00	233.00
Rodeo Expense - Seating	0.00	0.00	0.00	4,000.00	5,667.00	(1,667.00)
Rodeo Expense - Sanitation	0.00	0.00	0.00	1,250.00	1,558.00	(308.00)
Rodeo Expense - T-Shirts	0.00	0.00	0.00	2,176.38	3,670.00	(1,493.62)
Rodeo Expense - Sponsors E	0.00	4.00	(4.00)	368.08	808.00	(439.92)
Rodeo Expense - In-House E	1,875.00	0.00	1,875.00	6,067.32	1,955.00	4,112.32
Rodeo Expense - Upgrades	25.78	0.00	25.78	5,545.42	1,000.00	4,545.42
Rodeo Exp - Tent, ATM Fees	0.00	0.00	0.00	0.00	200.00	(200.00)
Rodeo Exp - Insurance (Rain	0.00	0.00	0.00	328.00	0.00	328.00
Rodeo Expense - Merchant F	0.00	0.00	0.00	1,009.93	0.00	1,009.93
Rodeo Expense - Supplies	0.00	5.00	(5.00)	568.71	1,593.00	(1,024.29)

For Management Purposes Only

R-Ranch In The Mountains@ 9
Income Statement
Compared with Budget
For the Nine Months Ending September 30, 2018

	Month Actual	Month Budget	Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Utilities - Electricity-Opera	516.42	2,652.00	(2,135.58)	22,421.46	22,979.00	(557.54)
Utilities - Electricity-RV	4,446.45	11,045.00	(6,598.55)	53,541.69	49,847.00	3,694.69
Utilities - Electricity-Cabins	1,267.83	3,624.00	(2,356.17)	45,581.68	40,053.00	5,528.68
Utilities - Electricity-Lodge	511.35	1,918.00	(1,406.65)	18,327.95	13,633.00	4,694.95
Utilities - Propane-Operating	0.00	743.00	(743.00)	5,203.85	4,938.00	265.85
Utilities - Propane-RV	0.00	205.00	(205.00)	1,768.80	1,517.00	251.80
Utilities - Propane-Cabins	0.00	743.00	(743.00)	871.27	5,130.00	(4,258.73)
Utilities - Propane-Lodge	0.00	0.00	0.00	7,679.07	8,336.00	(656.93)
Utilities O - Sewer Treat Plnt	0.00	102.00	(102.00)	1,696.17	4,196.00	(2,499.83)
Utilities RV- Sewer Treat Pln	0.00	200.00	(200.00)	689.47	1,800.00	(1,110.53)
Utilities C - Sewer Treat Plnt	0.00	200.00	(200.00)	864.47	1,800.00	(935.53)
Utilities L - Sewer Treat Plnt	0.00	200.00	(200.00)	0.00	1,800.00	(1,800.00)
Utilities - Trash Removal	965.00	1,049.00	(84.00)	8,944.00	8,672.00	272.00
Utilities - Water Testing Fees	1,127.00	632.00	495.00	5,581.81	5,436.00	145.81
Utilities - Water Treatment R	0.00	556.00	(556.00)	6,403.81	7,151.00	(747.19)
Insurance - Property	15,185.50	0.00	15,185.50	64,885.00	45,702.00	19,183.00
Property Taxes	8,616.00	8,616.00	0.00	77,544.00	77,544.00	0.00
Operating - Infrastructure	0.00	0.00	0.00	12,008.41	14,500.00	(2,491.59)
RV - Infrastructure	0.00	0.00	0.00	4,168.11	6,800.00	(2,631.89)
Cabin - Infrastructure	0.00	0.00	0.00	8,721.77	10,300.00	(1,578.23)
Lodge - Infrastructure	0.00	0.00	0.00	1,557.19	4,950.00	(3,392.81)
Miscellaneous Expense	(339.25)	0.00	(339.25)	1.00	0.00	1.00
Total Expenses	123,418.06	124,801.68	(1,383.62)	1,243,101.7	1,271,014.0	(27,912.30)
Net Operating Income	149,089.34	176,463.32	(27,373.98)	183,618.48	93,613.46	90,005.02
Other Income/Expense						
Bad Debt Expense	73,568.43	0.00	73,568.43	425,052.43	0.00	425,052.43
Net Income	\$ 75,520.91	\$ 176,463.32	(100,942.41)	\$ (241,433.95)	\$ 93,613.46	(335,047.41)

September 30, 2018

Collections and other tasks: Summary for the month of September:

1. Chapel Hill Adoptions (All adoptions including CHIG members):
 - a. We've had a few more cabins returned recently
 - b. Added 2 cabins to the rehab program.
 - c. Continuing to monitor, communicate with and bill for any cabin on "First Right of Refusal" terms.
 - d. Director doing inspections as required.

2. September Lottery:
 - a. Prepared 4 sites for Lottery;
 - i. 10 sites were available to choose from
 - ii. 7 Arena sites were available for Monthly Adoptions: Only Arena was available for monthly this time.
 - iii. 3 CH Cabins were available for monthly adoption.
 - b. Attended and assisted Lottery: Completed contracts and collected payments.
 - c. Recorded all owner changes to reservation system and Electricity/Meters spreadsheet for electricity monitoring and billing.

3. Dade County:
 - a. Prepared for the arrival of the Dade County Firefighters.
 - b. Put all their reservation in the system
 - c. Applied all the deposits to their reservations.
 - d. Created Gate Passes just for the Dade Group
 - e. Addressed any "wish list" items requested by Lee Schaltenbrand
 - f. Managed the waiting list and cancellations for Dade attendees.

4. Collections summary:
 - a. Printed and mailed 203 statements to owners that have a balance due.
 - b. Sent out 6 Deed Recovery Letters with Quitclaims attached in effort to recover deeds back to the ranch. Includes, deceased owners and those that have met their settlement commitments and agreed to return their ownership to the ranch.
 - c. Prepared 11 Quitclaims and PT-61's for transfers.
 - d. Signed up 2 more owners for the Deed Take Back Program. Potentially for November and December processing, if they pay the participation fee.
 - e. Collection Total for August: \$13,617.19

PEACHTREE CUSTOMER ACCOUNT STATUS/ UNIT STATUS

	755	791	808	825	795	839	735	769	814	828	817	837	665	727	765
ded	265	229	208	191	224	174	270	246	202	188	202	186	355	296	252
n	81	81	86	88	86	94	94	93	102	102	102	101	111	109	109
	11	11	11	11	11	11	11	11	11	11	11	11	11	11	11
h/Invent	190	188	191	187	185	188	198	191	184	185	183	180	178	177	183
y	90	90	88	88	88	83	82	82	77	77	77	77	71	71	71
ip	8	9	7	7	8	6	5	4	6	5	5	5	6	6	6
pty	10	11	11	12	12	13	13	13	13	13	12	12	12	12	12
	168	168	168	169	169	170	170	169	169	169	169	169	169	169	169
ch/Problem	22	22	22	22	22	22	22	22	22	22	22	22	22	22	22
UNITS	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600	1600
as of:	10/23/15	11/20/15	12/18/15	1/16/16	2/19/16	3/18/16	4/22/16	5/20/16	6/24/16	7/15/16	8/19/16	9/16/16	10/21/16	11/18/16	12/16/16

PEACHTREE CUSTOMER ACCOUNT STATUS/ UNIT STATUS

	782	786	815	703	775	800	810	802	828	700	685	735	792	783	831
nded	245	213	198	308	240	218	211	225	201	331	347	304	259	313	252
on	108	132	130	129	128	128	123	122	121	120	115	110	108	45	43
ch/Invent	174	178	166	164	161	159	159	155	157	156	0	0	0	0	0
O	71	71	71	71	71	71	69	69	69	69	70	69	70	71	70
ip	6	6	6	12	11	13	14	14	10	10	5	5	3	7	6
ipcy	11	11	11	11	11	10	10	9	9	9	14	14	12	9	7
	169	169	169	169	169	169	170	170	171	171	171	171	172	173	172
rch/Problem	22	22	22	22	22	22	22	22	22	22	22	22	21	21	21
UNITS	1600	1600	1600	1601	1600	1600	1600	1600	1600	1600	1247	1441	1448	1433	1402
as of:	1/20/17	2/17/17	3/17/17	4/21/17	5/19/17	6/19/17	7/14/17	8/18/17	9/22/17	10/20/17	11/17/17	12/21/17	1/19/18	2/16/18	3/16/18

Goal is 1200 units

	773	802	830	840	822	832	735								
ended	283	258	221	203	217	200	292								
L UNITS	1056	1060	1051	1043	1039	1032	1027	0	0	0	0	0	0	0	0
as of:	4/27/18	5/18/18	6/22/18	7/21/18	8/17/18	9/14/18	10/26/18								

Goal is 1200 units

September MAINT. Report

began pulling wire in old CABIN AREA

GENERAL MAINT. GRASS MOWING

Worked on RAINBOW LAKE shore line

ALSO LAKE bed

R-Ranch Stable Report

SEP 01-30, 2018

Summary:

Well we wrapped up another good month at the Stables. Many nice owners and the families continue to use the facility. Not only that but they spend a lot of time with us. Helping with chores and spending time with our wonderful animals. SEP felt more like AUG. We hit Heat Index II for the 1st time this year causing us to limit and even cancel several rides for the preservation of our animals...most owners prefer the pool or tubing when it gets that hot. It's been a very wet year so far. This has adversely affected our ride #s especially when the rain impacts our weekend rides. On the positive side our pastures are in good shape and I have not yet had to put out any hay. YTD rider #s are 400 below our 4-year average and Passes are 68 below. See the table near the end of this report.

As mentioned our pastures are overall in good shape. We rotate our Herds between pastures. Blue Herd is typically on Barn, Back, and Office pastures during our work week (THU-MON). We will normally move them to Putt Putt pasture for TUE & WED. It is a comparatively small pasture but gives the primary three pastures a bit of recovery time. We normally rotate Red herd between Rainbow pasture and Chapel Hill / Old Owner's pastures. Now that Rainbow is off line due to it's use for fill dirt we will rotate to Lodge pasture for shorter periods.

Suzanne took a well-deserved vacation (SEP 25-OCT 02). Chuck (Gold Card) and Kori Roddy graciously came in and helped with all stable operations on SAT, 29 SEP. Kurt Ledbetter (Gold Card) helped us throughout the entire week by leading trail rides allowing an employee to focus on other critical non-riding tasks needed to care for the horses or the infrastructure supporting the Rides, Herds or the trails.

Now that the higher heat has hit us the Yellow Jackets have become more prevalent and aggressive. So far we have not had any serious incidents due to Yellow jacks, Bees or Wasps. The bear(s) have been a big help in identifying nest locations. They dig into the ground and expose nests when they are foraging. Taylor has been very observant while leading or backing trail rides and has identified numerous nests. I have found she does in fact have an Inner-Killer. She has been a lot of help when I go out to reduce nests that threaten our riders. Bravery isn't a lack of fear, it's the ability to perform even when you have fear...she has faced her fear.

While bringing in Red-Herd on SEP 22 we discovered two very cute Rat Terrier puppies that were presumably dumped on Stone Pile Gap road IVO Old Owner's pasture. We rescued them and Jordan found them a home with a relative who is very happy with these cute little guys.

OCT 3 was a very sad day for Marilyn and I, we lost Magic. He had been struggling for the last year and a half while at R-Ranch despite all that we did for him. He would improve then decline. In a final attempt to save him Marilyn and I took him in and relocated him to Trahyta Farms where we board our own horses, including Charlie. For the previous seven (7) weeks we had done everything possible but his digestive tract failed to respond to any and all attempts by three (3) Veterinarians. As well as intensive care by Marilyn, Herb and the folks at Trahyta farms. His diagnosis was ERU (Equine Recurring Uveitis) and Colitis, most likely related to Lymphoma.

R-Ranch Stable Report

SEP 01-30, 2018

*****Caution*****

Bears: No new sightings but there is still evidence that they are foraging in our area.

Yellow Jackets: With the recent spike in temperatures we have had a increase in the number of discovered yellow jacket nests. We have eradicated all identified nests IVO our trails.

Events:

SEP 22, Burrell-Sullivan Wedding:

We conducted our 1st Wedding Carriage event this year. Scarlett did great. I drove and Taylor was the ground person ensuring safety. The Team did a wonderful job cleaning and prepping the carriage. Ms Scarlett looked regal. The Bride and family were very happy. The Bride has many fond memories of her time as a child here on the Ranch with the horses and could not have been happier with Ms Scarlett and the Carriage as part of her wedding.

Projects:

❖ Hay:

I have not had to put out any hay in the pastures due to the good condition of the grass.

❖ Bush hogging: Cutting the pastures down to 8"-10" helps prevent weeds from reseeding. It also reduces the dampness which in turn reduces the amount of Pasture dermatitis affecting the herd. A further benefit is it stimulates regrowth of grass which provides good nutrition to our Herd.

- Completed bush hogging
 - Barn Pasture: Cut Exterior boundary, pasture was ok.
 - Chapel Hill Pasture: Cut pasture & Exterior boundary.
 - Old Owner's Pasture: Cut pasture & Exterior boundary.
 - Owner's Pasture: Cut pasture & Exterior boundary.
 - Putt Putt Pasture: Cut pasture & Exterior boundary.

❖ Fencing:

• Rainbow Pasture:

- We removed sections of North and South fence lines as well as the Middle Northern gate to provide access for construction equipment. This is in anticipation fill dirt removal for the Rainbow Lake Island construction.
- The southern portion of the Rainbow Pasture fence line from the cabins east to the maintenance road is brittle and dangerous barbed wire that should be replaced this winter.

- Office Pasture: Now that we are done with hay harvest this year and made the repairs listed below we gave the Blue Herd access to this pasture. This will ease the stress on barn & back pasture grass. Additionally, our horses really love this pasture and owners now have a wonderful view of them grazing.

R-Ranch Stable Report

SEP 01-30, 2018

- Replaced the gate to Stone pile gap road IVO main entrance to the ranch due to rust/corrosion damage (we have repurposed the old gate to a less used location).
- Removed four (4) downed trees from fence line.
- Repaired several locations of an old section of straight-wire fence line in the SW corner of the pasture.
- Lodge Pasture:
 - Repaired two strands of broken wire.
 - Need to replace Energizer for electric fence.
- Chapel Hill: Northern (Cabin Side) fence line damaged from the constant abuse from horses. Still requires an electric hot wire along the top to prevent to prevent escape. I will also be relocating a weathered gate from Office Pasture to Old Owners pasture near the cabins so that we have an access point on the North side of the pasture.
- Old Owner's Pasture:
 - Installed 16 ft gate (Old gate repurposed from Office Pasture) on the Northern fence line IVO Rustic Cabins. This will give us a needed emergency access.
- Barn Pasture:
 - Removed four (4) trees from fence line that were initially damaged by Hurricane Irma but were suspended about 25 ft AGL. They finally came down during recent high winds.
 - The stream has eroded the bank and undermined the Eastern fence line. I will request some help from Steve to make repairs.

Projects continued:

- ❖ Stable Gutters & Rotten Barn wood:
 - Both estimates have come in and have been submitted to the Executive Director. These repairs combined will be close to \$10,000.

Maintenance:

- ❖ F-350:
 - Still has a fuel leak above the intake manifold.
 - Annual wash to remove grime and mold.
- ❖ Kubota ATV:
 - Front tires will need to be replaced in the next few months due to worn tread. The back tires are holding up pretty good.
- ❖ Chainsaws:
 - NSTR
- ❖ Stock Trailer:
 - Power washed inside and out to remove green mold.
- ❖ Tac Room:

We replaced the ancient dehumidifier after it ceased working. All our leather Tac, saddles, bridles, reins, etc... will mold without a functioning dehumidifier.

R-Ranch Stable Report

SEP 01-30, 2018

Equine Care:

- ❖ Dewormer: (Due again after 1st frost)
 - SEP 20 we Dewormed the entire Herd with Jeffers Ivermectin.
 - The next treatment will be for Tape worm following the 1st hard frost.

- ❖ Vaccine: (Due again OCT 2018)
 - We will administer the next Semi-annual Vaccine to all our horses in OCT 2018. This will protect them from:
 - Eastern Equine Encephalitis (EEE).
 - Western Equine Encephalitis (WEE).
 - West Nile virus.
 - Tetanus.
 - Rhino (EHV 1 & 4).
 - Influenza.

- ❖ Farrrier / Hoof Care:
 - Our interval between shoeing remains between 5 & 7 weeks. I've attached the Horseshoeing List as Encl-2.
 - We currently have eight (8) horses bare foot. Normally there are six (6), two have minor hoof damage that is regrowing.

- ❖ Vet:
 - Dr Eddy came and reassessed Pickles. He is developing arthritis in his RF leg and it is making him crankier. We are adding him to our rehome-list.

Herd development/training:

- Our herd count remains at 29. (See Encl-1 Horse Roster & Ride Times).
- We
- Suzanne's "Herd report" is attached. Please see Encl-3.




Continued on next page

R-Ranch Stable Report

SEP 01-30, 2018

Rider & Pass #s:

2018					TREND					2014-2017 Average (4-Year Ave.)				
Month	Month Riders	Month Passes	Year Riders	Year Passes	MR	MP	YR	YP	Month	Month Riders	Month Passes	Year Riders	Year Passes	
JAN	91	12	91	12					JAN	126	11	126	11	
FEB	68	6	159	18					FEB	87	9	213	26	
MAR	111	9	270	27					MAR	167	23	394	49	
APR	358	40	628	67					APR	352	56	744	106	
MAY	253	38	881	105					MAY	362	46	1,076	152	
JUN	316	35	1,197	140					JUN	351	54	1,426	209	
JUL	402	72	1,599	212					JUL	523	69	1,950	276	
AUG	199	31	1,798	243					AUG	277	25	2,197	302	
SEP	268	35	2,066	278					SEP	320	41	2,466	346	
OCT									OCT	302	36	2,782	407	
NOV									NOV	252	35	3,034	443	
DEC									DEC	107	15	3,142	458	

KEY	
	: Increase
	: No Change
	: Decrease

❖ **Trail Status:**

- Trail clearance still remains a constant effort.
- We have reopened several trails and blazed a new trail running East from the barn a little higher than Creek side to give us better access to Rustic, Crystal and the other Eastern trails.
- Trails are inspected and cleared as required by a Stable employee prior to taking out a ride or allowing Owners (Gold Card) to take rides out on them.

R-Ranch Stable Report

SEP 01-30, 2018

Western Sector (8)			
Trail Name	Status	Last Ridden / Cleared	Remarks
Ridge Loop			
Ridge			
Cotton			
Gary's Loop			Yellow Jackets
Waterfall			Downed Trees
Knee Knocker			
Indian Mound			
Wild Turkey			
Eastern Sector (13)			
Trail Name	Status	Last Ridden / Cleared	Remarks
High Meadow			
Satterfield			
Jarad			
Burnt Out			Overgrowth
RV-7 Bypass			
Nemo			
Crystal			
Pennywise			
Nickum's Blunder			
Rustic; Outer & Inner Loops			Low Limbs & Vines
Archery			Downed Trees
Wagon Wheel			Downed Trees
Creek Side			Soggy
Southern Sector (6)			
Trail Name	Status	Last Ridden / Cleared	Remarks
Rainbow			
Ed Owen			Time & Mult. WX Events
Tire Tree			Time & Mult. WX Events
Gooch Gap			
Piano			
Lake			

KEY:

R-Ranch Stable Report

SEP 01-30, 2018

Trail Clearance Status Key:		< 2 weeks since last Ridden / Cleared; No adverse WX	
		> 2 Weeks since last Ridden / Cleared; Adverse WX event; Minor Obstacle	
		= Reported / Observed Hazard	

v/r

Herbert L. Kirkover
CSM USA (RET)
Stable Manager

Enclosures:

Encl-1: Horse Roster (recommend "By Herd" tab/sheet).

Encl-2: Farrier List (2017)

Encl-3: Herd Report.

Horse Roster by herd

As of: AUG 30, 2018

Bldg	Herd (1-9)	Sex	Age	Level	Remarks
	Bella	M	10	Working	
	Captain	G	20	Beginner	
	Chill	M	17	Experienced	
	Ed	G	20	Experienced	
	Fancy	M	15	Experienced	
	Feather	M	14	Intermediate	
	Frodo	G	18	Beginner	
	Jake	G	10	Intermediate	
	Klinger	G	29	Corral	
	Maddle	M	12	Experienced	
	Pickles	G	15	Experienced	
	Redman	G	18	Beginner	
	Spirit	G	17	Intermediate	
Bldg	Herd (10)	Sex	Age	Level	Remarks
	Dart	G	24	Experienced	
	Cash	G	19	Intermediate	
	Cooley	G	15	Intermediate	
	Cougar	M	17	Experienced	
	Dakota	G	14	Intermediate	
	Dodge	G	21	Experienced	
	Fancy-Girl	M		Intermediate	
	Jeb	G	12	Intermediate	
	Leo	G	15	Beginner	
	Molly	M	17	Experienced	
	Nugget	G	16	Intermediate	
	Scarlett	M	19	Intermediate	
	Scout	M	12	Experienced	
	Sis	M	18	Experienced	
	Thorpe	G	14	Experienced	
	Tonka	G	19	Experienced	

29 Total # Horses

Status	Horse	#	9/6/2018	9/13/2018	9/20/2018	9/27/2018	10/4/2018	10/11/2018	10/18/2018	10/25/2018
arefoot	Bella	1	4-WK	5-WK	6-WK	7-WK	8-WK			
	Captain	2	3-WK	4-WK		6-WK	7-WK			
	Chili	3	3-WK	4-WK	5-WK		1-WK			
	Ed	4	3-WK	4-WK	5-WK	6-WK	7-WK			
	Fancy	5	3-WK	4-WK	5-WK	6-WK	7-WK			
	Feather	6	3-WK	4-WK		1-WK	2-WK			
arefoot	Frodo	7	5-WK	6-WK	7-WK	8-WK	9-WK			
arefoot	Jake	8	6-WK		1-WK	2-WK	3-WK			
arefoot	Klinger	9	4-WK	5-WK	6-WK	7-WK	8-WK			
	Maddie	10	2-WK	3-WK			1-WK			
	Pickles	11	4-WK	5-WK		1-WK	2-WK			
	Redman	12	2-WK	3-WK	4-WK	5-WK				
arefoot	Spirit	13	11-WK	12-WK		1-WK	2-WK			
	Cash	14	3-WK	4-WK	5-WK		1-WK			
	Cooley	15	5-WK	6-WK		1-WK	2-WK			
	Cougar (M)	16	5-WK		1-WK	2-WK	3-WK			
	Dakota	17	5-WK		1-WK	2-WK	3-WK			
arefoot	Dart (G)	18	16-WK	17-WK	18-WK	19-WK	20-WK			
arefoot	Dodge	19	2-WK	3-WK			1-WK			
	Fancy-Girl	20	4-WK	5-WK		1-WK	2-WK			
	Jeb	21	3-WK	4-WK	5-WK		1-WK			
	Leo	22	4-WK	5-WK		1-WK	2-WK			
	Molly	23	6-WK		1-WK	2-WK	3-WK			
	Nugget	24	4-WK	5-WK		1-WK	2-WK			
	Scarlett	25	6-WK		1-WK	2-WK	3-WK			
arefoot	Scout	26	5-WK		1-WK	2-WK	3-WK			
arefoot	Sis	27	8-WK	9-WK	10-WK		1-WK			
arefoot	Thorpe	28	3-WK		1-WK	2-WK	3-WK			
arefoot	Tonka	29	15-WK	16-WK	17-WK	18-WK	19-WK			

Total: Carried FWD \$740.00 \$520.00 \$340.00 #REF! #REF! #REF! #REF!

Key 1:

A = Acrylic
T = Trim
S = Shoe
SW = Shoe + Wedge
BS = Bar shoe
AS = 4 Shoes
DH = Draft horse
DR = Draft Reset

Key 2:

: Protected for Farmer / Monitor
: Scheduled for Farmer / Shod

Junior Wrangler 2018 Review

Suzanne Wandersee, Jr Wrangler coordinator

2018 was a great year for our Junior Wrangler program at R-Ranch. Thirty eight children were part of our wrangler team. About half a dozen teens also contributed greatly, as well as a few adults. Below is a list of our activities and presentations:

April 7. Introduction; Safety on the ground, picking feet, mounting softly, scavenger hunt

May 5. Sandra Tuthill: Owning a Boarding Barn, feeding and nutrition, horse condition. Corral work: Leading a horse safely, quick release knots, sitting properly in the saddle.

June 2. Jarrod Eddy, DVM: Vet day; cadaver feet, horse teeth, treatment on Ranch horses, questions and answers. Corral work: Posting a trot, sitting a trot, holding reins properly and soft hands, bareback riding.

July 7. Jessica Birmingham: Starting a horse (new training), round pen work, groundwork. Corral work: Mounting from ground, soft hands, quick release knots.. again, cinch knot.

August 4. Kip Bishop: farrier. Shoeing horses. Horseshoe picture frame craft.

September 1. Haley Swift: Mounted Archery, liberty riding, and gait demonstration. Party, t-shirts



My recommendations for next year are:

- 1) If we have as much interest in Junior Wrangler next year, we may have to split into two groups. Or we could be strict about the cut off number. Many of the kids really loved

the crafts, while others were deeply involved with our presentations. Perhaps an opportunity where they could choose to do a craft portion instead of the presenter would work. Or we could split the groups up according to age. When we had 30 or more kids, it was difficult to keep things under control. (I know, I know. My fault, since I let all the extra kids into Jr Wrangler.) Somehow we managed, but I think our program would be better in smaller groups.

- 2) My budget was pretty tight this year. All the presenters were kind enough to volunteer their time. We charged \$20 for the entire program which included a t-shirt. I think \$30 would allow us to do more projects and possibly do a clinic for one of our sessions.

I have been asking parents and kids for ideas and suggestions for next year and if they enjoyed the program this year. All my feedback has been very positive. Everyone was happy with the 2018 program. I truly loved doing Jr Wrangler and learned a lot along the way. We can incorporate new ideas and feedback and make our Junior Wrangler program even better next year.

Sample Report: Completed Activities

Generated By:

Paula Robinson
R-Ranch in the Mountains
10/22/2018 3:24 PM

Filtered By:

- Show: My activities
- Show: Completed Activities
- Show: Tasks and Events

Date Field: Date equals Custom (9/1/2018 to 10/20/2018)

Count	Status	Subject	Date	Priority	Task	Company/Account	Contact	Lead	Opportunity
158	Completed	158							
1	Completed	Email: Paperwork for Transfer	9/7/2018	Normal	1: Johnathon Sorrell			Johnathon Sorrell	
1	Completed	Email: R Ranch tour	9/13/2018	Normal	1: Cindi and John Watkins		Cindi Watkins		
1	Completed	Email: R Ranch	9/13/2018	Normal	1: Gale York		Gale York		
1	Completed	Email: R Ranch	9/13/2018	Normal	1: Claire Hoyt		Claire Hoyt		
1	Completed	Call	9/21/2018	Normal	1: carswell			Perry & Angie Carswell	
1	Completed	Email: test	9/22/2018	Normal	1: RR		Andrew Test test		
1	Completed	Email: HJ	9/22/2018	Normal	1: Courtney Foreman		Courtney Foreman		Courtney Foreman
1	Completed	Email: Come Visit Us!	9/22/2018	Normal	1: RR		Andrew Test test		
1	Completed	Email: revised	9/22/2018	Normal	1: RR		Andrew Test test		
1	Completed	Email: Paperwork	9/23/2018	Normal	1: Soto			Tamara Soto	
1	Completed	Other	10/8/2018	Normal	1: -				
1	Completed	Mass Email:	10/13/2018	Normal	1: Joey Tidwell		Joey Tidwell		
1	Completed	Mass Email:	10/13/2018	Normal	1: Al Cantrell		Al Cantrell		
1	Completed	Mass Email:	10/13/2018	Normal	1: Ken Turner		Ken Turner		
1	Completed	Mass Email:	10/13/2018	Normal	1: Denise Morris		Denise Morris		
1	Completed	Mass Email:	10/13/2018	Normal	1: James Geiren		James Geiren		
1	Completed	Mass Email:	10/13/2018	Normal	1: Grant Peterson		Grant Peterson		
1	Completed	Mass Email:	10/13/2018	Normal	1: Kim Baggett		Kim Baggett		
1	Completed	Mass Email:	10/13/2018	Normal	1: Tammy Parsons		Tammy Parsons		
1	Completed	Mass Email:	10/13/2018	Normal	1: Kathi Ludwig		Kathi Ludwig		
1	Completed	Mass Email:	10/13/2018	Normal	1: Kabe McClain		Kate McClain		
1	Completed	Mass Email:	10/13/2018	Normal	1: Cheryl Ramsey		Cheryl Ramsey		
1	Completed	Mass Email:	10/13/2018	Normal	1: Deadra McCarty		Deadra McCarty		
1	Completed	Mass Email:	10/13/2018	Normal	1: Scott Presutti		Scott Presutti		
1	Completed	Mass Email:	10/13/2018	Normal	1: Ellen Davis		Ellen Davis		
1	Completed	Mass Email:	10/13/2018	Normal	1: Kristine Huffman		Kristine Huffman		

1	Mass Email:	10/13/2018	Normal	1 Debbi Myerly	Debbi Myerly
1	Mass Email:	10/13/2018	Normal	1 Gina Holtsinger	Gina Holtsinger
1	Mass Email:	10/13/2018	Normal	1 Ada Krauss	Ada Krauss
1	Mass Email:	10/13/2018	Normal	1 Sandra Long	Sandra Long
1	Mass Email:	10/13/2018	Normal	1 Susan Heinberg	Susan Heinberg
1	Mass Email:	10/13/2018	Normal	1 Keith & Kim Sanders	Keith & Kim Sanders
1	Mass Email:	10/13/2018	Normal	1 Rebecca Bradley	Rebecca Bradley
1	Mass Email:	10/13/2018	Normal	1 Tammy Turner	Tammy Turner
1	Mass Email:	10/13/2018	Normal	1 Jon Lapp	Jon Lapp
1	Mass Email:	10/13/2018	Normal	1 Jerry Love	Jerry Love
1	Mass Email:	10/13/2018	Normal	1 Sharon Cooper	Sharon Cooper
1	Mass Email:	10/13/2018	Normal	1 Ted Brickenden	Ted Brickenden
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1	Mass Email:	10/13/2018	Normal	1 Mike Martin	Mike Martin
1	Mass Email:	10/13/2018	Normal	1 Lisa Bishop	Lisa Bishop
1	Mass Email:	10/13/2018	Normal	1 Pamela Jones	Pamela Jones
1	Mass Email:	10/13/2018	Normal	1 Debra Bence	Debra Bence
1	Mass Email:	10/13/2018	Normal	1 Leigh Martin	Leigh Martin
1	Mass Email:	10/13/2018	Normal	1 Ken Bence	Ken Bence
1	Mass Email:	10/13/2018	Normal	1 Barbara Durrett	Barbara Durrett
1	Mass Email:	10/13/2018	Normal	1 Debra Valentine	Debra Valentine
1	Mass Email:	10/13/2018	Normal	1 Robbie Archer	Robbie Archer
1	Mass Email:	10/13/2018	Normal	1 Christy Travis	Christy Travis
1	Mass Email:	10/13/2018	Normal	1 Maureen Burke	Maureen Burke
1	Mass Email:	10/13/2018	Normal	1 CJ Gibbons	CJ Gibbons
1	Mass Email:	10/13/2018	Normal	1 Lesley Ledford	Lesley Ledford
1	Mass Email:	10/13/2018	Normal	1 Cassandra & Russell Laws	Cassandra & Russell Laws
1	Mass Email:	10/13/2018	Normal	1 Kenneth Hall	Kenneth Hall
1	Mass Email:	10/13/2018	Normal	1 Sonia Dickson	Sonia Dickson
1	Mass Email:	10/13/2018	Normal	1 Teresa Gray	Teresa Gray
1	Mass Email:	10/13/2018	Normal	1 Dan Petty	Dan Petty
1	Mass Email:	10/13/2018	Normal	1 Max Yost	Max Yost
1	Mass Email:	10/13/2018	Normal	1 Jennie Amos	Jennie Amos
1	Mass Email:	10/13/2018	Normal	1 Charles Dean	Charles Dean
1	Mass Email:	10/13/2018	Normal	1 Terry Jo Stewart	Terry Jo Stewart
1	Mass Email:	10/13/2018	Normal	1 Marguerite Cammarata	Marguerite Cammarata
1	Mass Email:	10/13/2018	Normal	1 Denise Holley	Denise Holley
1	Mass Email:	10/13/2018	Normal	1 Donna Sims	Donna Sims
1	Mass Email:	10/13/2018	Normal	1 Keith & Julie Gawronski	Keith & Julie Gawronski
1	Mass Email:	10/13/2018	Normal	1 Donna Oldham	Donna Oldham
1	Mass Email:	10/13/2018	Normal	1 Alison Gurley	Alison Gurley

1	Mass Email:	10/13/2018: Normal	1 Jessica Kostor	Jessica Kostor
1	Mass Email:	10/13/2018: Normal	1 Emily Matheny	Emily Matheny
1	Mass Email:	10/13/2018: Normal	1 Michael Foster	Michael Foster
1	Mass Email:	10/13/2018: Normal	1 Tony Matheny	Tony Matheny
1	Mass Email:	10/13/2018: Normal	1 Stormy Jones	Stormy Jones
1	Mass Email:	10/13/2018: Normal	1 Amber Thrower	Amber Thrower
1	Mass Email:	10/13/2018: Normal	1 Brian & Sheila Massey	Brian & Sheila Massey
1	Mass Email:	10/13/2018: Normal	1 Brandon Reed	Brandon Reed
1	Mass Email:	10/13/2018: Normal	1 Jennifer Link	Jennifer Link
1	Mass Email:	10/13/2018: Normal	1 Sally H	Sally H
1	Mass Email:	10/13/2018: Normal	1 Tammy Laughlin	Tammy Laughlin
1	Mass Email:	10/13/2018: Normal	1 Tom Hogan	Tom Hogan
1	Mass Email:	10/13/2018: Normal	1 Rich Marino	Rich Marino
1	Mass Email:	10/13/2018: Normal	1 Chris Bissell	Chris Bissell
1	Mass Email:	10/13/2018: Normal	1 Dr. Tammy Reed	Tammy Reed
1	Mass Email:	10/13/2018: Normal	1 Gregg & Darlene Davis	Gregg & Darlene Davis
1	Mass Email:	10/13/2018: Normal	1 Farrah Griffin	Farrah Griffin
1	Mass Email:	10/13/2018: Normal	1 Sandra Gamble	Sandra Gamble
1	Mass Email:	10/13/2018: Normal	1 Silvana Barboza	Silvana Barboza
1	Mass Email:	10/13/2018: Normal	1 Lloyd Dalton	Lloyd Dalton
1	Mass Email:	10/13/2018: Normal	1 Cheryl Orr	Cheryl Orr
1	Mass Email:	10/13/2018: Normal	1 Cheyenne Bedgood	Cheyenne Bedgood
1	Mass Email:	10/13/2018: Normal	1 Annette Kohle	Annette Kohle
1	Mass Email:	10/13/2018: Normal	1 Danny Brock	Danny Brock
1	Mass Email:	10/13/2018: Normal	1 Gail Schroepf	Gail Schroepf
1	Mass Email:	10/13/2018: Normal	1 Darryl Hamilton	Darryl Hamilton
1	Mass Email:	10/13/2018: Normal	1 Randall Coward	Randall Coward
1	Mass Email:	10/13/2018: Normal	1 Arnold Reed	Arnold Reed
1	Mass Email:	10/13/2018: Normal	1 Debbie & Richard Cochran	Debbie & Richard Cochran
1	Mass Email:	10/13/2018: Normal	1 Bud Stamford	Bud Stamford
1	Mass Email:	10/13/2018: Normal	1 Heather Gray	Heather Gray
1	Mass Email:	10/13/2018: Normal	1 Trisha Galloway	Trisha Galloway
1	Mass Email:	10/13/2018: Normal	1 Linda Lescahec	Linda Lescahec
1	Mass Email:	10/13/2018: Normal	1 Phyllis Beaven	Phyllis Beaven
1	Mass Email:	10/13/2018: Normal	1 Scott Powell	Scott Powell
1	Mass Email:	10/13/2018: Normal	1 Alicia Gadwin	Alicia Gadwin
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1	Mass Email:	10/13/2018: Normal	1 Eric & Sarah Marlowe	Eric & Sarah Marlowe
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1	Mass Email:	10/13/2018: Normal	1 Missy Gaines	Missy Gaines
1	Mass Email:	10/13/2018: Normal	1 William Ingram	William Ingram
1	Mass Email:	10/13/2018: Normal	1 Angel Edwards	Angel Edwards

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1	Mass Email:	10/13/2018	Normal	1 Donna Braden	Donna Braden
1	Mass Email:	10/13/2018	Normal	1 George Ledford	George Ledford
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1	Mass Email:	10/13/2018	Normal	1 Nikole Miranda	Nikole Miranda
1	Mass Email:	10/13/2018	Normal	1 Adam Ho	Adam Ho
1	Mass Email:	10/13/2018	Normal	1 Judy Watson	Judy Watson
1	Mass Email:	10/13/2018	Normal	1 Daniel Evans	Daniel Evans
1	Mass Email:	10/13/2018	Normal	1 Judy Simmons	Judy Simmons
1	Mass Email:	10/13/2018	Normal	1 Linda Holovack	Linda Holovack
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1	Mass Email:	10/13/2018	Normal	1 Chris McPherson	Chris McPherson
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1	Mass Email:	10/13/2018	Normal	1 Sherry Dudley	Sherry Dudley
1	Mass Email:	10/13/2018	Normal	1 Gina McDonald	Gina McDonald
1	Mass Email:	10/13/2018	Normal	1 Alex Anaya	Alex Anaya

1	Mass Email:	10/13/2018	Normal	1	Mike Brooks	Mike Brooks
1	Mass Email:	10/13/2018	Normal	1	Cindy Netke	Cindy Netke
1	Mass Email:	10/13/2018	Normal	1	Sandra McNeil	Sandra McNeil
1	Mass Email:	10/13/2018	Normal	1	Beverly Seaman	Beverly Seaman
1	Mass Email:	10/13/2018	Normal	1	Joyce & David Allen	Joyce & David Allen
1	Mass Email:	10/13/2018	Normal	1	Marla Knight	Marla Knight
159						

Monthly Housekeeping Report Sept 2018

We cleaned 23, Duplex, 54 Single, 8 Cottage, and 44 Chapel hill, for a total of 129 cabins this month.

We have ordered new twin Quilts for 1600 and will install when arrive.

We have started removing all the vertical blinds from the Duplex cabins and replaced with curtains. We finished all of them except 810 and 811 had to order more curtains. Still must finish the tie backs for all.

Our new employee didn't work out, so we need one more employee. We have posted on Georgia Dept of Labor as well as Indeed.

October 2018 Board Meeting-- September Lodge Report

Income for September 2018	
Wedding Cash Accounting	\$13,438
Events Cash Accounting	\$125
Misc. Cash Accounting	\$30
Total Income for September 2018	\$13,593

Total Expenses for September 2018	\$2,467
--	----------------

Income - Expenses =	\$11,126	In the Black
----------------------------	-----------------	--------------

Projected Cash Value of Weddings/Events in 2018		
Total Value of 2018 Weddings and Events		\$80,098
Less Deposits Collected in 2017		\$14,000
Plus Deposits collected in 2018 for 19,20		\$5,150
<u>2018 Cash value of Events</u>		\$71,248

Budgeted Revenue 2018	\$77,996
Less 2018 cash value of events	\$71,248
	\$6,748 <i>behind</i>

(Revenue still outstanding for 2018 is \$9,975 so by end of the year \$3,227 a head of budget)

September Contact Summary

Contacts

44

40	Emails				
	23	from RR Ranch Web Site			
	4	from Here Comes the Guide			
	5	Wedding Wire			
	2	Chamber of Commerce			
	1	from the Knot Magazine			
	1	Attended a wedding here			
	4	Referred by Friend			
1	Phone Calls		Owners	1	Non-Owners
3	Walk-ins	1	Owner	2	Non-Owners

Of the 44 contacts:

41	Weddings	
1	Afternoon Conference	
1	Family Reunion	
1	UNG Graduation Luncheon	
44		

Of the dates requested:

25	dates were available
13	dates were not available
6	dates have not yet been chosen
44	

Tours Generated: **NewTours** 4
 Old tours 1

Results:

Whitney Zorn **BOOKED** 9-14-18 2nd Tour with Whitney Zorn booked 1-5-19
 Carol Morgan 9-26-18 Tour with Mom only; 2nd tour on 9-28-18 to connect with EBD
 Karla Aleman 9-28-18 tour has not yet committed with a deposit
 Victoria Dennis 9-28-18 tour not yet paid a deposit (I Do Chamber Wedding Expo)
 Rebecca Webb **BOOKED** 7-18-18 tour paid deposit Sept 11, 2018 for 9-28-19 wedding

2018 Event Summary

Weddings **19** (8 Owner Weddings and 11 Non-Owner Weddings)
Events **14** (8 Owner Parties and 6 Community Events)
RR Events **30** (non-revenue)

To Date: Total Value of Revenue projected: \$27,025

Available Weekends left to book for Weddings or Events: December 8

2019 Event Summary

Weddings **5** (1 Owner Wedding and 3 Non-Owner Wedding)
Events **3** (1 Owner Event and 1 Non-Owner Event)
RR Events **15** (non-revenue)

To Date: Total Value of Revenue projected: \$27,025

The 16 R Ranch nonrevenue events are:

Vet the Candidates, Meet the Candidates, Lottery, Meet & Greet the Candidates, April Owner's Weekend
 Easter Egg Hunt, Memorial Day, Rodeo, Independence, Labor Day, Lottery, Owner's Weekend Oct,
 Thanksgiving, Bk with Santa, Employee Appreciation Lunch, Christmas, and New Year's Eve party
(Other R Ranch or R Life parties have not yet been added)

2020 Event Summary

Weddings **0**
Events **2** (2 community event)
RR Events **15** (non-revenue)

To Date: Total Value of Revenue projected: \$750

The 16 R Ranch nonrevenue events are:

Vet the Candidates, Meet the Candidates, Lottery, Meet & Greet the Candidates, April Owner's Weekend,
 Easter Egg Hunt, Memorial Day, Rodeo, Independence, Labor Day, Lottery, Owner's Weekend Oct,
 Thanksgiving, Bk with Santa, Employee Appreciation Lunch, Christmas, and New Year's Eve party
(Other R Ranch or R Life parties have not yet been added)

October 2018 Report Accommodations Committee

- October Lottery: Saturday 10/06/18
 - 28 owners
 - 8 of 8 RV spots leased for one year
 - 1 Monthlies RV sites (In Arena)
 - 1 Premium Cabin
 - 1 Total Rehab Cabins

November will have 8 RV's sites available for adoption, 1 Premium Cabin, and 4 Total Rehab Cabins.

Topics and Discussions during Committee Meeting:

- Committee working P&G on the Guest Policy update.
- There is another long term practice, which is not 'written'. Committee researching to see where is the best place to add in the P&G (and will get with P&G committee to present to the BOD)
 - Adoptee site (cabins or RV's) can make a 14 day reservation on their current leased spot 30 days out for the day their contract ends.
 - The committee agrees, this is no different than any owner can call 30 days in advance and make a reservation on any available site (including starting on the date a current adoptee site ends).

Request Board Approval:

The Accommodations Committee is requesting Board approval for a Spring Fling fund raiser to be led by this committee. This fund raiser would be:

- Open to the Public
- Held in the Arena
- Local Artist (singer)
- Food
- Activity for kids
- Proposed date(s) April 13th or 27th (Easter is the 21st) (Becky will confirm date(s) with Denise once BOD is approved)
- Need approval so planning can begin
- All proceeds will go toward a non-budgeted Project which will help the overall appearance of the Ranch
 - Project: Pool-House: replace current siding.

Becky Mooney
Accommodation Committee - Chair