

**R-Ranch in the Mountains  
Board of Director's  
September 21, 2024  
Agenda**

- I. CALL TO ORDER**– Randy Mercier, President
- II. OPENING PRAYER**- Monica Hunt, Treasurer
- III. PLEDGE OF ALLEGIANCE**- Ashley Spenner, Vice President
- IV. REVIEW/APPROVE/AMEND/ACCEPT AGENDA**
- V. SUSPEND READING July 2024 BOD Meeting Minutes**
- VI. APPROVE/AMEND/ACCEPT July 2024 BOD Meeting Minutes**

**VII. REPORTS – Attached where submitted.**

- a. **Executive Director's Report** – Amanda Rivard – See attached.
  - Budget Review
  - Completed Projects
  - Cabin Update
  - Future/Ongoing Projects
  - Administrative SOP Projects
  - Upcoming Events
  - Personnel Status
  - Complaints
  - P&G's Updates
- b. **Grounds/Maintenance Report** – Amanda Rivard – See attached.
- c. **Housekeeping Report** – Amanda Rivard – See attached.
- d. **Stable Report** – Amanda Rivard - See attached.
- e. **Events/Lodge Report** – Amanda Rivard – See attached.
- f. **Treasurer's Report** – Monica Hunt
- g. **President's Report** – Randy Mercier

**STANDING COMMITTEE REPORTS – Attached where submitted.**

- 1. **Finance Committee** – Kori Roddy (Chair) (Board Liaison: Monica Hunt) See attached.

2. **Covenants/Bylaws/P&G's Committee** – Open Position (Chair) (Board Liaison: Randy Mercier)
  - Proposed P&G's Amendment to Section 14.2
  - Proposed P&G's Amendment to Section 1.13 (b)
  - Proposed P&G's Appendix A for inclusion to Section 1.13 (b)
  - Proposed P&G's Addition of Section 1.13 (d)
3. **Owner's Concerns Committee** – Tracey Hennessee (Chair) (No Board Liaison Required) – Nothing to report.
4. **Land Use/Fire Wise Committee** – Stacey Bailey (Chair) (Board Liaison: Lance Leuliette) – See attached.
5. **Accommodations Committee** – Jeff Martin (Chair) (Board Liaison: Cindy Simoes) – See attached.
6. **Events Committee** – Tia-Machael Westbrook (Co-Chair) (Board Liaison: Johnny Hooper) – See attached.
7. **Marketing Committee** – Tiffany Searcy (Co-Chair) (Board Liaison: Debi Chandler) – Nothing to report.
8. **Strategic Planning Committee** – Shawn McHugh (Chair) (Board Liaison: **Open Position**) – Nothing to report.
9. **Rodeo Committee** – Valorie Lottes (Chair) (No Board Liaison Required) – Nothing to report.
10. **Nominating Committee** – Ashley Spenner (Chair) (No Board Liaison Required) – Nothing to report.

## VIII. OLD BUSINESS

- Social Media - P&G Review Status
- Side-by-Side/MPOHV – P&G Committee Revision
- P&G Section 14.2 – Request received to include RV 6 for future Board Member sites.
- Mission Statements Review/Approval

## IX. NEW BUSINESS

- Amendment Proposal: "Outside Actions", P&G's Section 1.13 (c) – Cindy Simoes
- Amendment Proposal: "Deedback Program" – Ashley Spenner
- Amendment Proposal: "Quiet Time", P&G's Section 1.15 – Lance Leuliette

## X. OPEN DISCUSSION- Questions submitted by Owners.

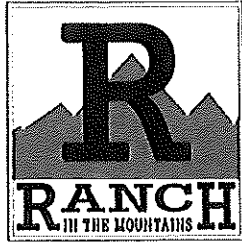
## XI. ADJOURN GENERAL MEETING

**Time:** \_\_\_\_\_

The next meeting of the R-Ranch BOD will be held on October 19, 2024, at 9:30am in the Board Room.

## XII. EXECUTIVE SESSION – No

## XIII. WORKING SESSION – No



**R-Ranch in the Mountains  
Board of Director's  
August 17, 2024  
BOD Meeting Minutes**

**Board Member's in Attendance:**

Randy Mercier, President  
Amy Del Angel, Vice President  
Monica Hunt, Treasurer  
Deborah Whitmire, Secretary  
Johnny Hooper  
Lance Leuliette  
Cindy Simoes  
Barry Uhl

**Board Member's Absent:**

Debi Chandler  
(joined via phoned for  
the Executive Session)

**I. CALL TO ORDER**– Randy Mercier, President – 9:31am

**II. OPENING PRAYER**- Monica Hunt, Treasurer

**III. PLEDGE OF ALLEGIANCE**- Amy Del Angel, Vice President

**IV. REVIEW/APPROVE/AMEND/ACCEPT AGENDA** - *Monica motioned to accept as is, Lance seconded and the motion carried.*

**V. SUSPEND READING July 2024 BOD Meeting minutes.** - *Lance motioned to suspend reading, Monica seconded and the motion carried.*

**VI. APPROVE/AMEND/ACCEPT July 2024 BOD Meeting minutes.** - *Monica motioned to accept as is, Lance seconded and the motion carried.*

**Public Service Announcement:** Randy recognized Bill Poole, Owner #1085. Informed the room that The Traveling Vietnam Veterans Wall will be at the U.N.G. Campus from October 29<sup>th</sup> through November 3<sup>rd</sup>. He also informed all that volunteers are needed, as the display would require 8 guards on 24 hour a day basis.

**VII. REPORTS – Attached where submitted.**

- a. **Executive Director's Report** – Tony Fritchle – **See attached.**
- Reviewed Owner Suspensions and Collections
  - Reviewed July Budget

- Reviewed Completed Projects
  - Reviewed R-Ranch Cabins Asset Inventory (Comfort Inn in Dahlonga is donating furniture, at no cost to the Ranch.)
  - Reviewed Future/Ongoing Projects
  - Reviewed Administrative SOP Projects
  - Reviewed Upcoming Events
  - Personnel Update – New Security Officer, Butch Snyder
  - Reviewed Owner Complaints
  - Reviewed July Ps&Gs Actions and Recommended a Quarterly Review
  - Reviewed Executive Director Recommendations for Board Approval
    - *Monica motioned to take the tour bus to Auction, Johnny seconded, the Board voted and the vote passed.*
    - *Monica motioned to pause the Deedback Program, to reduce the Transfer Program Fee to \$350.00, to grandfather-in those currently enrolled in that program, Lance seconded, the Board voted and the vote passed.*
- b. **Grounds/Maintenance Report** – Tony Fritchle – **See attached.**
- Vehicle Fleet Status
  - Vehicle Services
  - Maintenance Equipment
  - Maintenance Tasks
  - Projects Completed
- c. **Housekeeping Report** – Tony Fritchle – **See attached.**
- Reservation Cabin Cleanings
  - Personnel
  - Projects
- d. **Stable Report** – Tony Fritchle - **See attached.**
- e. **Events/Lodge Report** – Amanda Rivard – **See attached.**
- Sales
  - Marketing
    - Website
    - Photos
    - Social Media
    - Advertising
    - Community Engagement
  - Events
    - Owner Events
    - Private Events & Weddings
- ❖ 10:32am Break
- ❖ 10:41am Meeting Resumed
- f. **Treasurer’s Report** – Monica Hunt – Nothing to report.
- g. **President’s Report** – Randy Mercier - Nothing to report.

**STANDING COMMITTEE REPORTS – Attached where submitted.**

**1. Finance Committee – Kori Roddy (Chair) (Board Liaison: Monica Hunt) - See attached.**

- The Committee is currently in the early stages of the 2025 Budget process. Any owners that have any recommendations for the committee to consider, please contact them via email.
- Assessments and Wedding incomes are currently higher than budgeted.
- Improved Special Assessment P&L – moved items so the report reads better.

**2. Covenants/Bylaws/P&G Committee – Bill Poole (Currently no Chairperson) (Board Liaison: Randy Mercier) – See attached.**

- Side-by-Side/MPOHV Vehicle Operation – pending review.
- Revised Social Media Policy – *Monica motioned to accept the addendum created and to reference Addendum-A in Section 1.13B of the P&G's, Lance seconded, the Board voted and the vote passed with one NO vote.*
- Quiet Hour Request – Forward all suggestions to the Executive Director and he will forward them to the P&G Committee for them to present to the Board.

**3. Owner's Concerns Committee – Tracey Hennessee (Chair) (No Board Liaison Required) – Nothing to report.**

**4. Land Use/Fire Wise Committee – Stacey Bailey (Chair) (Board Liaison: Lance Leuliette) – See attached. Lance presented the report in Stacey's absence.**

**5. Accommodations Committee – Jeff Martin (Chair) (Board Liaison: Cindy Simoes) – See attached.**

- Updated our Mission Statement
- Installed light on the stable
- Fund raising for bathhouse updates
- Researching the aspects of having DNR maintain our lakes if we open them up to ConnectAbility and or the Boy Scouts.

**6. Events Committee – Tia-Michael Westbrook (Co-Chair) (Board Liaison: Johnny Hooper) – See attached. Presented by Johnny.**

- Update on 'Music and a Movie' night
- Mission Statements and Goals
- Ranch Hands Service Projects
- Current Events
- Proposed Events
- Other Business
- Action Items
- Update of future Meetings

**7. Marketing Committee – Tiffany Searcy (Co-Chair) (Board Liaison: Debi Chandler) – See attached. Presented by Amanda.**

- Committee Correspondence – Communication
- Sales and Marketing
- Social Media and Website
- Major Events

**8. Strategic Planning Committee** – Shawn McHugh (Chair) (Board Liaison: Amy DelAngel) – See attached.

- Vision/Mission Statements, complete.
- R-Ranch Goals/Objectives work has begun.
- Preparing the 5 Year Forward Look Plan.

**9. Rodeo Committee** – Valorie Lottes (Chair) (No Board Liaison Required) – Nothing to report.

**10. Nominating Committee** – Ashley Spenner (Chair) (No Board Liaison Required) – Nothing to report.

## **VIII. OLD BUSINESS**

- Picnic Tables – postponed until October.
- Social Media - P&G Review Status – addressed during P&G Committee report.
- Golf Carts – P&G Section 11.9 Revision – this relates to the Side-by-Side topic (registration).
- Side-by-Side/MPOHV – P&G Committee Revision – still under review.
- Standing Committees’ Calendar – Calendar cannot be created, too many variances.
- Lodge Area Parking/Road Markings - Complete
- Pool Electrical/Junction Boxes – Complete, per Tony.

## **IX. NEW BUSINESS**

- Storage Gate – For owner convenience, the padlock will be removed going forward.
  - *Amy motioned to remove the lock, Cindy seconded, the Board voted, and vote passed.*
- P&G Section 14.2 – Request received to include RV 6 for future Board Member sites. After group discussion, no decision was reached/announced and the meeting moved onto the next topic.

## **X. OPEN DISCUSSION-** Questions submitted by Owners.

- Johnny Cook, Owner #0766 – Ice Machines for owners? Tony explained he is looking into vending machines to offer more amenities to the owners.
- Chris Forstbauer – P&G’s – Submitted “Suggested Policy Improvements” for the Boards consideration. The Board will address these suggestions at the next board meeting.

## **XI. ADJOURN GENERAL MEETING**

**Time: 12:18**

The next meeting of the R-Ranch BOD will be held on September 21, 2024, at 9:30am in the Board Room

## **XII. EXECUTIVE SESSION – Yes**

## **XIII. WORKING SESSION – No**



# August 2024 Board of Directors Meeting Executive Director Report

As of 8.31.2024

## 1. August 2024 Budget Review

- a. Owner Suspensions & Collections
- b. Owner Account Status
- c. August Budget Dashboard

## 2. August 2024 Completed Projects.

- a. Installation of new control board on inbound gate to resolve gate malfunctioning issues.
- b. Fiber line installed from the Welcome Center to RV1. Fiber line drops are in place to access the line at a future time. Fiber line install was at no cost to the Ranch, but the Ranch will have to pay to access the fiber line through the drops.
- c. FMB (outsourced contractor) washers and dryers install in all bath houses. 1 x bath house #1, 2 x bath house #2, 1 x bath house #3, and 2 x bath house #4.
- d. Mice removal/control in 1600.
- e. Comfort Suites furniture pick up: 19 couches, 40+ lamps, 12 x end tables, 4 small tables, 12 x cushion chairs. Next pick scheduled pick up is between Sep 23-26.
- f. Bus taken to auction. Auction is set for September 14<sup>th</sup>.

## 3. R-Ranch Cabins

- a. Rainbow Cabins
  - i. Cabin 805/806 had significant water damage and wood rot in the floor and joists. Repairs to the joists and flooring were completed on September 12<sup>th</sup> by an external contractor. Internal repairs are still ongoing by Ranch Maintenance personnel.
  - ii. Asset Inventory
    - 1) All fixed assets and cost analysis. Complete.
    - 2) Will adjust document due to receipt of Comfort Suites furniture.
  - iii. Grounds
    - 1) Erosion control in Chapel Hill, vicinity cabin 960.
- b. Chapel Hill Cabins
  - i. Cabin Inventory: 16 Rental, 4 Premium, 13 Offline, 40 Long-Term Adoptions, 3 Short-Term Adoptions.
  - ii. Multiple Owner Projects on rental cabins

## 4. Future/Ongoing Projects.

- a. RV Site & Bath House Timber Replacement Plan. Scott and the Maintenance Team have completed a full inventory of dilapidated 4x4 timbers at the bath houses and RV sites. Total projections for replacement are 63 x timbers at a cost of \$2,520.

- b. Picnic Tables. Scott completed a full comprehensive inventory of all RV and Cabin Picnic Tables and an analysis of total cost to replace. To buy all new wood picnic tables (for missing and rehab tables) and fix Chapel Hill Tables will cost around \$13,016.
- c. Chapel Hill Electric Upgrade (11 Cabins): Projected estimate projected of \$30-\$35,000.
- d. Chapel Hill Electric Upgrade (Cabins 937/938): Projected estimate of \$5,350.
- e. New Welcome Center AC Unit: Projected at \$7,500; updated estimate is \$13,000 for replacement. No current issues with the outdated unit.
- f. Cabin 812 Replacement. We currently have three bids to replace cabin 812. Deferred to FY 2025.
- g. Primitive Camp Site – Projected at \$1,850 per site.
- h. Rainbow Gate. Capital Improvement Project from 2023.
- i. Lift Station(s). Capital Improvement Project from 2023.
- j. Video Cameras. Scott has completed a full analysis of placing three cameras at the pool and two cameras to observe the front gate. As a reminder, Cameras did not make the 2024 budget.
- k. **Administrative SOP Projects (In Progress).**
  - i. 2025-2029 Strategic Planning Process.
    - 1) Working Session #1- June 15, R-Ranch Mission, Vision, and Values.
    - 2) Working Session #2 -- July 20, Goals & Objectives Development.
    - 3) Working Session # 3 – August 17, Strategies and Tactics.
    - 4) Strategic Plan Implementation Shell- sent by Tony Sept 13
  - ii. R-Ranch Crisis Action Plan --In 2<sup>nd</sup> Draft- No-Change.
  - iii. 2025 Budget Development.
    - 1) Timeline Developed.
    - 2) Developed Baseline Document.
    - 3) Staff analyzed department requirements.
    - 4) Currently in Draft#3 with meeting scheduled September 21
  - iv. 5 Year Capital Improvement Plan.
  - v. Adoption RV & Cabin Standard Operating Procedure.
  - vi. Collection & Foreclosure Administrative Procedures.
  - vii. Owner Enhancement Fund Development & Testing. – No-Change

**5. Upcoming Events.**

- a. 23-29 September - Dade County Firefighters Reunion
- b. 6 Gap Bicycle Ride – 29 September
- c. 5/6 October – Tentative Pool Closure
- d. 19-20 October – Dahlenega Gold Rush

**6. Personnel Update.**

- a. August arrivals.
  - i. Nick Daugherty (Part-Time Wrangler)
- b. August Departures.
- c. Open Positions.

## **7. Complaints.**

- a. Complaint about pool table condition and putt-putt course. Currently the accommodations committee and staff are actively looking for a newer pool table. We do have one owner who has been doing some work on the putt-putt course but there is a lot more work to be done.
- b. Missing June and July BOD Minutes on Owners Website
  - i. Missing minutes added on backside under 2024 Board of Directors as well as August minutes. New website delay from initial build.

## **8. August Policies & Guidelines Updates**

- a. Still looking for a new Ps&Gs Chair.
- b. Additions to the Ps&Gs - Completed
  - i. Addition of Article XV – Ps&Gs Protocols.
  - ii. Addition of Owner Damages.
  - iii. Social Media Addendum
- c. Pending Revisions & Research with Ps&Gs Committee.
  - i. Side-by-Side Vehicle Revision.
  - ii. Quiet Hour Request.

## **9. Executive Director Request for Board Approval**

- a. Hunting Request- Got a request from Jesse Stout- 4 work associates have drawn a hunt for the Chestatee WMA Oct 4-12. They would stay here as guests, but are requesting permission to tie their dogs up at the DeeDee House. Jesse states he would stay here on property with the guests. Only concern is the safety of dogs given the remote location of DeeDee House and the threat of dog pack or other wild animals to the dogs.

V/r  
Amanda Rivard

	As of 9.17.2024		As of 8.9.2024		As of 7.15.2024		As of 6.12.2024	
<b>Total Owners Suspended</b>								
\$00 - \$25.00	2	\$62.30	0	\$0.00	0	\$0.00	0	0
\$26 - \$150	2	\$190.20	4	\$245.20	2	\$124.97	1	\$123.43
\$151 - \$500	2	\$329.70	4	\$658.77	3	\$482.40	4	\$670.46
\$501 - \$1,500	17	\$22,194.41	18	\$23,369.48	23	\$27,345.89	28	\$34,332.01
\$1,501 - \$3,500	26	\$89,551.59	26	\$59,692.05	23	\$57,652.22	23	\$57,973.14
<b>Total Suspended</b>	<b>49</b>	<b>\$112,328.20</b>	<b>52</b>	<b>\$83,965.50</b>	<b>51</b>	<b>\$85,605.48</b>	<b>56</b>	<b>\$93,099.04</b>
<b>In Collections</b>	<b>89</b>	<b>\$413,342.08</b>	<b>90</b>	<b>\$421,370.81</b>	<b>95</b>	<b>\$417,097.13</b>	<b>95</b>	<b>\$423,559.00</b>
<b>Total Deficit</b>		<b>\$525,670.28</b>	<b>Total Deficit</b>	<b>\$505,336.31</b>	<b>Total Deficit</b>	<b>\$502,702.61</b>	<b>Total Deficit</b>	<b>\$516,658.04</b>

**Notes for September 2024**

- 1 - 20 Owners owe more than \$2,500 equalling \$76021.00 \*
- 2 - 0 Owners have been sent a 30 day notice for collections

**Notes for August 2024**

- 1 - 20 Owners owe more than \$2,500 equalling \$59692.05
- 2 - 1 Owners have been sent a 30 day notice for collections

**Notes for July 2024**

- 1 - 18 Owners owe more than \$2,500 equalling \$45,904.00
- 2 - 0 Owners have been sent a 30 day notice for collections

\* there is one owner who has been in and out of bankruptcy. The court has dismissed it on a couple of occasions. This owner currently owes \$18k plus.

**CUSTOMER ACCOUNT STATUS/ UNIT STATUS**

Active	772	736	775	639	674	720	713	743	746	657	659	729
Suspended	70	106	69	178	149	104	112	85	77	164	163	97
TOTAL UNITS	842	842	844	817	823	824	825	828	823	821	822	826
Status as of:	1/17/20	2/14/20	3/20/20	4/24/20	5/13/20	6/19/20	7/15/20	8/12/20	9/17/20	10/19/20	11/19/20	12/19/20

Active	743	755	760	722	733	729	758	776	752	610	659	
Option Program					6	6	8	8	8	8	8	
Suspended	86	68	63	88	72	80	51	44	61	203	155	
TOTAL:	829	823	823	810	811	815	817	828	821	821	822	0
Collections	33	40	38	58	57	53	49	43	43	43	43	
TOTAL UNITS	862	863	861	868	868	868	866	871	864	864	865	0
Status as of:	1/15/21	2/18/21	3/18/21	4/22/21	5/13/21	6/18/21	7/16/21	8/20/21	9/16/21	10/21/21	11/17/21	

Active	677	699	705	609	645	678	692	711	697	578	636	
Option Program	7	6	5	3	3	3	3	4	4	7	6	
Suspended	118	101	90	189	142	112	102	89	100	211	152	
TOTAL:	802	806	800	801	790	793	797	804	801	796	794	0
Collections	63	54	56	55	55	55	55	53	53	53	52	
TOTAL UNITS	865	860	856	856	845	848	852	857	854	849	846	0
Status as of:	1/12/22	2/18/22	3/16/22	4/22/22	5/18/22	6/17/22	7/14/22	8/17/22	9/14/22	10/19/22	11/16/22	

Active	647	628	651	574	608		657	647	644	560	542	
Option Program	10	11	11	12	12		14	12	9	8	8	
Suspended	98	111	77	158	123		78	86	88	167	178	
TOTAL:	755	750	739	744	743	0	749	745	741	735	728	0
Bankruptcy	1	1	1	1	1		4	3	1	1	1	
Collections	65	84	82	81	80		72	72	71	72	72	
TOTAL UNITS	820	835	821	825	823	0	821	817	812	807	800	0
Status as of:	1/19/23	2/16/23	3/16/23	4/20/23	5/17/23		7/14/23	8/16/23	9/14/23	10/19/23	11/16/23	

Active	603	606	599	565	586	595	595	595	593			
Option Program	8	8	7	5	4	4	3	3	3			
Suspended	78	65	72	108	84	56	51	52	49			
TOTAL:	689	679	678	678	674	655	649	650	645			0
Bankruptcy	2	2	2	2	2	1	3	3	3			
Collections	89	90	90	82	82	95	95	95	89			
TOTAL UNITS	780	771	768	760	756	750	747	745	734	0	0	0
Status as of:	1/19/24	2/16/24	3/14/24	4/26/24	5/17/24	6/12/24	7/12/24	8/9/24	9/18/24			

## Maintenance Report August 2024

Vehicle Fleet Status: Fully Mission Capable (FMC), Non-Mission Capable (NMC)

- Overall Status: We have 9 FMC and 0 NMC vehicles within our fleet of 9 vehicles. In the month of August there was one (1) out of normal service emergencies and one (1) normal scheduled service performed. All services are annotated in the chart below.

- Vehicle Services

Vehicle	FMC / NMC	Oil Change	Tire Rotation	Tire Replacement	Belt Replacement	Brakes	Transm. Oil Change	Differ. Oil Change	Emergency Service
Chevy 1500 (2002)	FMC								
Chevy 1500 (2006)	FMC								
F350 (RV mover)	FMC								
Box/Mobile Maint.Truck	FMC								
Mack 600 (Dump Trk)	FMC								
Honda Van 1 (HK)	FMC								Replaced: Windshield Wiper Motor
Honda Van 2 (HK)	FMC					Rear Break Service			
Nissan X-Terra (Sec)	FMC								
E450 (Bus)	FMC								

### Maintenance Equipment

- Overall Status: We have 7 FMC and 0 NMC maintenance items of equipment within our 7 items of equipment. In the month of August there were (0) regularly scheduled services and (4) out of normal service emergencies. Predominance of services were performed in March in prep for the spring/summer season. All services are annotated in the charts below.

- Mower Services

Mower	FMC / NMC	Services
Zero Turn (Badboy)	FMC	Front Wheel Bearing Replacement
Zero Turn (Kubota)	FMC	Got New Rear Tires & Serviced Bearings (ALL)
Boom Mower	FMC	

- Skid Steer Services

Mower	FMC / NMC	Services
Skid Steer	FMC	

- Backhoe Service

Equipment	FMC / NMC	Services
Backhoe	FMC	Linkage controlling Boom Arm Failed, was Repaired

- Blue Tractor Service

Equipment	FMC / NMC	Services
Blue Tractor	FMC	

- Orange Tractor Service

Equipment	FMC / NMC	Services
Orange Tractor	FMC	

- Gator Service

Equipment	FMC / NMC	Services
Gator	FMC	

### NMC Report

NMC Equipment	Part/s needed	Status

### Maintenance Tasks:

- Treatment Plant: Replaced main breaker feeding The Plant and, cleaned grinder basket and water trough thoroughly
- Pressure Washing: All bathhouse walkways, Lodge walkways and stairs, Front Office porch and Shop driveways

- Shop: Moved all our equipment, attachments, trailers, containers etc. off the side lawn, mowed and trimmed grass around where all those items were originally
- Lodge Pasture: Bush Hogged pasture in preparation for September's hay cutting
- RV2: Cut down dead tree(s) behind site 211
- RV3: Cut down dead tree(s)
- Cabin 904: Cut down dead tree that had been struck by lightning
- Pump House: Electrical repair to signal light circuit
- Continued Grass Cutting of Maintenance Teams Responsible Areas: Rainbow Cabins, Road Banks and Treatment Plant Areas
- Continued Maintenance to the Pool: Service of UV Light System, Daily Chemical Level Checks and Cleaning of Pool; Bottom, Walls and Deck

### **Projects Completed:**

- Front Gate: Reworked existing electrical system, removed faulty and unused wiring and, added additional grounding measures to better protect electrical equipment from power surges
- Rainbow Lake Island: Cut back the shoreline down to nothing, took out smaller trees, powdered ant mounds and cleared debris from island
- Bathhouses: Removal of old washers and dryers, light plumbing and gas line work done to accommodate new appliances
- Chapel: AC Mini-Split Unit(s) Repaired
- Roads: Finished second and final coats to speed bumps, stop markers and directional arrows
- Barn: Hung new light above new sign
- Stable House: Sealed both interior and exterior penetrations form pests, sprayed for serious yellow jackets leading to front door, Repaired broken kitchen cabinet and Plumbing repair to bathroom off dining room
- 1702: Replaced rotten window trim around exterior windows
- Bathhouse 2: Repaired outside AC Unit condenser
- Bathhouse 3: Repaired several rotten decking boards on the bridge behind bathhouse, \*\*\*NEED SERIOUSLY TO CONSIDER REPLACING WHOLE BRIDGE, GET QUOTE OR IN HOUSE\*\*\*

- Cabin 813: Repaired plumbing leak in bathroom sink drain and, Replaced broken bathroom faucet
- Cabin 833: Relocated receptacle for refrigerator and, Installed the new fridge
- Cabin 834: Installed new built-in cabinet in existing hole from old refrigerator
- Cabin 902: Final sanding to loft floor from carpet removal
- Cabin 907: Replaced kitchen faucet
- Cabin 935: Repaired front door and porch handrails
- Cabin 969: Final sanding to loft floor from carpet removal
- RV 215: Reworked sites electrical panel, replaced all breakers and receptacles

# Housekeeping Report

August 2024

We cleaned 11 cottages, 35 Single, 23 duplex, and 14 chapel hill cabins this month.

This is a total of 83 cabins cleaned this month.

We cleaned the laundry rooms in preparation for the new washer/dryers.

Sprayed all bath house showers for mold.

We started moving furniture into the rainbow cabins.

# R-Ranch Stable Report

AUG 2024

## Summary:

AUG was a good month for riders. We significantly exceeded our projected number of riders helping to make up our shortfall last month. We are just above the 3-year YTD average for Riders. Please refer to the Riders & Pass #s Table inset further down in this report.

We were able to accomplish this by maximizing our morning rides. Afternoons were punished with high temps and humidity forcing us to cancel either one or both afternoon rides due to high Heat Indexes. I'm sure our customers much preferred to spend their time at our wonderful pool, tubing our just appreciating a cool beverage in air conditioning...

AUG was also a sad month for us. One of our most beloved horses, Ed passed away on FRI, AUG 23<sup>rd</sup>. He was a pretty special fellow. He was 30+ years old and had been on the R-Ranch for approximately 25 years. In his prime he required an accomplished rider. He had a good life here and was happy until the end. We will miss his company along with the little sideways glance he would give when you approached his stall. RIP Ed.

On a different note, we began to see the reemergence of our own form of Terrorists, the dreaded YELLOWJACKETS. Fortunately, they do not seem as prevalent as they were last year but are still a very serious issue on trail rides. SEP is typically our peak month for this scourge.

AUG was also a rough month when it came to Stable vehicles. Both our aged F-350 and our ATV had/have problems. As you know the Kubota RTV 400 has been in the shop for weeks now. The new starter works great but the engine has major problems and needs to be overhauled. This should be of no surprise considering it has over 2,300 hours on it. Without the ATV my only means of medical evacuation coverage for our extensive trail system was unavailable. Additionally, I was unable to perform any meaningful trail maintenance or Yellowjacket reduction (killing identified nests). The Water pump failed on the F-350 forcing us to use Maintenance F-350 flat bed.

Fortunately, Nelson Tractor received a Kubota RTV 500 on a trade in that was in good shape, only 600 hrs. This provided us an immediate affordable and reliable replacement for our ATV. I was able to replace the water pump on our F-350 getting that asset back on the road as well. Unfortunately, the mounting bolt on the belt tensioner broke a week later but I replaced that and it is back on the road once more.

Finally, it was with great sorrow that we were informed of Tony's resignation. His energy, character, communication, and methodical approach to identifying and solving problems will be hard to match. I detest the circumstances that caused this... We look forward to working with whomever the community hires as the new Executive Director.

## Personnel:

Please welcome Nick Daughtery to the Ranch. He is our newest Wrangler. I would argue that he is the nicest person you will ever meet. April Dispain is still with us as she works through her evaluation period. Trinity Daniel is recovering from recent knee surgery and we look forward to her return. We eagerly look forward to Lenzie Turner Anderson returning to us EOM SEP.

## Events:

### ❖ AUG 29-SEP 02 Labor Day Weekend

- The weather wasn't quite as severe, and we were able to get out 73 riders over the weekend.

# R-Ranch Stable Report

AUG 2024

## Projects:

### ❖ Hay (No change from last report for this reporting period):

- We are now set for Square-bales for the year and about half of what we will need for Round bales. On JUN 12 & 13 Steve's Maint Team baled the 2<sup>nd</sup> portion of the First-cutting.
  - JUN 12, they produced 32 round bales off of Lodge pasture. I have a lot of concerns over this hay due to the large amount of Johnson grass present in most of the bales. The Johnson grass came up about a month early this year. Typically, it doesn't come up until after the first cutting. I have stored this separate from the better bales. We will attempt to feed this this winter if our second cutting does not produce a sufficient # of round bales.
  - JUN 13, Steve's Team got 336 Sq-bales & an additional 31 Round bales. This gives us a total of 481 Square bales put up this year and approximately 60 Round bales on hand (29 left from 2023), not counting the 31 bales with some to a lot of Johnson grass.
- The 2<sup>nd</sup>-cutting should occur between the end of AUG or early SEP 2024.

### ❖ Trail Marking (no change from last report):

- On Hold.

### ❖ Pasture / Corral Fence Painting:

- We are prioritizing the worst sections and hope to start an effort to restore / paint the fiberglass fencing.
- The Corral at the Stable also needs cleaning and repainting. I want to do this with my Stable Staff to see if we can complete this in a less arduous manor that we may be able to apply to getting the pasture fencing along Stone Pile Gap road. MTF

## Pastures & hay fields:

- Owners Pasture (New):
  - Periodically being used by various Owners. I periodically bushhog this pasture.
- Barn Pasture:
  - Currently place Blue herd on this pasture during the work week then move. It is in recovery MON-WED.
- Back Pasture:
  - Currently place Blue herd on this pasture during the work week then move. It is in recovery MON-WED.
- Rainbow Pasture:
  - Currently in recovery.
- Chapel Hill Pasture:
  - Red Herd grazes on this pasture for approximately two (2) weeks at a time then we shift them to Rainbow.
- Old Owner's Pasture:
  - This pasture is set aside for hay production. We will get two cuttings off it. The first one in JUN, the second one in SEP/OCT.
  - After the second cutting I will make repairs to the fence from previous weather events.

# R-Ranch Stable Report

AUG 2024

## Pastures & hay fields:

- Lodge Pasture:
  - Steve & I have been bushhogging this pasture in an attempt to decrease / control the Johnson grass. I have been rotating Blue herd to this pasture MON-WED.. Grazing the young Johnson grass helps manage it as well.
- Office Pasture:
  - This pasture is set aside for hay production. We will get two cuttings off it. The first one in JUN, the second one in SEP/OCT.
  - I am concerned that Johnson grass has started in this pasture as well.
- Putt Putt Pasture:
  - Currently in recovery. I will rotate Blue herd to this pasture in SEP on Our Weekends.

## Maintenance:

- ❖ F-350 (Next Service due Fall 2024): Safety/Reliability issues
  - On 9 AUG I had to replace the water pump. Several days later I had to replace the belt tensioner due to a failed mounting bolt.
  - \*\* The engine is now intermittently surging / loosing power while driving.
  - Still using/leaking engine oil, about a quart a week.
  - We continue to monitor all fluid levels and add as needed.
  - \*\*\* Both Rear Windows are still inoperable\*\*\*. This makes it very miserable for staff/passengers in the back seat and has for the past several years.
- ❖ Stock Trailer
  - I have not been able to get to either of the tasks due to being short staffed.
  - We need to pull the matts and inspect the flooring. It may be time to replace the wood flooring.
  - We need to inspect the wheel bearing. We'll replace bearings and seals as needed and repack (greese) them all.
- ❖ Kubota ATV (Next Service due at 2,300 hr):
  - The engine has either a work piston/wrist pin or loose rod or all the above. It will require a complete engine rebuild.
  - The left-side of the bed is rusting through. I will have to see what maintenance can do for me to repair or replace this sheet metal and prevent further damage.
- ❖ Manure Wagon (Next Service due MAR-APR 2024):
  - Still waiting on authorization to purchase parts...in the meantime we are stock piling manure from the stable on the ground next to the manure ramp.
  - The Bed chains and sweeper bar assembly broke due to corrosion. The Manure wagon was purchased in 2019 (5 yrs ago). The assembly must be replaced. The cost is a little over \$1,000.00. It is available through Nelson Tractor in Blairsville, GA.
- ❖ Chainsaws:
  - MS-211: Just replaced the chain. It's not running to good I will check the sparkplug and the fuel.
  - MS-311: NSTR.

# R-Ranch Stable Report

AUG 2024

## Equine Care:

- ❖ Dewormer: (Due again NOV 2024)
  - We perform Deworming every 60 days. We conducted our most recent Deworming on JU: 19<sup>th</sup> & 20<sup>th</sup> 2024.
  - We will Deworm for Tape Worms following the 1<sup>st</sup> hard frost in NOV 2024
- ❖ Coggins (Equine Herpes Virus or EHV test): (Due in MAR 2025)
  - Dr Pam Milligan of Chattahoochee Veterinary Clinic came out on MAR 14, 2024 to draw blood for Coggins (EIA) test and administered Rabies Vaccine to our entire herd.
- ❖ Vaccine: (Due again OCT 2024)
  - We administered our Semi-annual 5-Way Vaccine to all our horses on MAY 02, 2024. This protects them from:
    - Eastern Equine Encephalitis (EEE).
    - Western Equine Encephalitis (WEE).
    - Tetanus.
    - Rhino (EHV 1 & 4).
    - Influenza.
  - We administered the West Nile Vaccine to all our horses on MAY 10, 2024.
    - West Nile virus.
- ❖ Farrier / Hoof Care:
  - The interval between Farrier service to shoe horses decreasing now that Spring is here. We are averaging 5-6 weeks for shod horses and 8-10 weeks for barefoot horses.
- ❖ Vet:
  - I need to schedule several horses that will need their teeth floated.

## Herd development/training:

- Our herd count is now 26. Four (4) are No-Cost-Lease, 23 are Ranch owned. 19 are Geldings and seven (7) are Mares. Eight (8) are Beginner Eight (8) are Intermediate, ten (10) are Experienced.
- We've moved General to "Beginner" category. We've moved Doc & Brass, to "Experienced" category. Please refer to Encl-1 for specific names and levels.

# R-Ranch Stable Report

AUG 2024

Rider & Pass #s:

2024					TREND					2021-2023 (3-Year Average)				
Month	Month Riders	Month Passes	Year Riders	Year Passes	MR	MP	YR	YP	Month	Month Riders	Month Passes	Year Riders	Year Passes	
JAN	24	5	24	5					JAN	81	9	81	9	
FEB	132	22	156	27					FEB	97	19	178	28	
MAR	170	18	326	45					MAR	120	19	298	48	
APR	254	34	580	79					APR	224	25	444	73	
MAY	187	26	767	106					MAY	254	31	689	104	
JUN	233	29	1,000	134					JUN	253	38	951	149	
JUL	191	44	1,191	178					JUL	299	42	1,250	185	
AUG	206	19	1,397	197					AUG	143	28	1,394	213	
SEP									SEP	209	27	1,603	240	
OCT									OCT	268	51	1,871	292	
NOV									NOV	190	46	2,062	337	
DEC									DEC	35	5	2,097	343	

KEY	
	: Above Average
	: Slight Increase / Decrease
	: Slight Decreases
	: Below Average

# R-Ranch Stable Report

AUG 2024

Trails status current as of publication of this report:

- Ten (10) x Green, 15 x Yellow, TBDx Red Status, 3xSuspended (Cross Winds).
- The 15 Trails currently designated as Yellow status could easily change to Green or Red when we get the opportunity to evaluate them. Now that we have a ATV we can resume clearing.


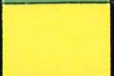

**Trail Status:**

Western Sector (8)			
Trail Name	Status	Last Ridden / Cleared	Remarks
Ridge Loop			
Ridge			
Cotton			Not Ridden / Inspected since Maj-Wx event
Gary's Loop			Not Ridden / Inspected since Maj-Wx event
Waterfall			Not Ridden / Inspected since Maj-Wx event
Knee Knocker			Not Ridden / Inspected since Maj-Wx event
Indian Mound			
Wild Turkey			Not Ridden / Inspected since Maj-Wx event
Eastern Sector (14)(11)			
Trail Name	Status	Last Ridden / Cleared	Remarks
Upper Creek Side			
Satterfield			Not Ridden / Inspected since Maj-Wx event
Nemo			
Jarad			Not Ridden / Inspected since Maj-Wx event
Burnt Out			Not Ridden / Inspected since Maj-Wx event
High Meadow			Needs more clearing
RV-7 Bypass			Not Ridden / Inspected since Maj-Wx event
Crystal			
Pennywise			
Nickum's Blunder			
Rustic; Outer & Inner Loops			
Archery			Cross Winds
Archery Loop			Cross Winds
Wagon Wheel			Cross Winds
Southern Sector (6)			
Trail Name	Status	Last Ridden / Cleared	Remarks
Rainbow			
Ed Owen			Several more Dead Trees need felling
Tire Tree			One Tree near N-end needs equip
Gooch Gap			Passable, but More clearing needed
Piano			S-portion rutted, needs Bull dozer work
Lake			Needs trimming / lopping

# R-Ranch Stable Report

AUG 2024

## KEY to Trail List:

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

V/R Herbert Kirkover

### Key:

- COA = Course of action
- GATC = Georgia Appalachian Trail Club
- IOT = In order to
- IVO = In vicinity of
- NSTR = Nothing significant to report
- ODA = US Army Special Forces Operational Detachment Alpha
- OOA = On or about
- TBD = To be determined
- WX = Weather

### Enclosures:

Encl-1 Herd Roster

# Sales, Marketing, and Events Report

## Sales

YTD Leads 31Aug24	509	August Leads	65
YTD Total New Sales	7	August New Sales	1
YTD Total 1 yr. Option	2	August 1yr Option	0
YTD Transfers	31	August Transfers	6

We had 6 transfers in August and 1 New Sale. We are at a 7.8% sales conversion rate compared to 5% last year overall finish. Last board meeting the decision was made to pause the Deedback program outside of those who have already been on the list so we ceased adding new names and are giving people the sheet to assist in marketing to transfer their deed.

## Marketing

### Website

New Website Officially launched on July 31 and we had some great feedback coming in. Brooks is starting website analytics for us typing in keywords to assist in directing more traffic to our website.

 ranch.com

Last updated: -

24/85

In Top 20

▲ +5 since start

24/85

In Top 30

▲ +4 since start

33/85

In Top 100

▲ +3 since start

### Photos

We are still slowly getting photography and drone footage back from Firestein Photography. Once we have back all of the drone footage, we can make a new commercial for the Ranch. We will also work on copy for the commercial so once it is completed we can put it out.

# Sales, Marketing, and Events Report

**Social Media** We are continuing to grow our social media presence . In the Month of August our Facebook grew by 57 followers, and our Instagram grew by 22 followers.



## Advertising

Now that we new photography, the ultimate goal is to also have new marketing materials between ads, pull up banners, rack cards, etc that can be used not only for the RV shows, but if there are events here open to the public so that we can capture additional potential owners. There will also be QR Code stickers for our lodge bathrooms so anyone coming for an event has the information right at their fingertips.

## Community Engagement

The Ranch Hands committee (under the direction of the events committee) now has a donation box in the front office that will remain up through October to gather personal hygiene items for The Community Helping Place. They hope to have enough to assemble at that time to take a sizable donation prior to the colder weather. They would also like to explore more opportunities to help give back to the Lumpkin County community in the future. A Special thanks to Johnny Hooper as well who took time out of his weekend on August 9 to pressure wash event chairs leading into our busy season.



# Sales, Marketing, and Events Report

## Events

### Owner Events

August we held our annual Back to School Luau and all in attendance seemed to have a great time with the hula hoop contest and limbo. We also gained perspective into how to improve this event next year. There was also a Mushroom Forage Hike many participated in as well. August 31 was the start of the Steven McDonald Memorial Labor Day Concert. We will give a recap of it in the September minutes as we are still gathering feedback.



### Private Events & Weddings

We are working on recruiting more private events and group events here to fill gaps in the normal wedding season. Perhaps more Mon-Fri vacancies that may can be filled.

### Current weddings report:

August 2024	Wedding Wire	The Knot	HCTG	Wix	Phone	Total
Inquiries	6	4	12	14	6	42
Tours	0	0	2	4	2	8
Bookings	1			1		2
Total price for weddings booked this month *not including cleaning or security fee*	\$14,200					
Deposits Collected this month	\$3,200					
September Weddings		3				
Final Balance Payments Collected this month		\$13,740				

**R-Ranch in the Mountains®**  
**Budget vs. Actuals: 2024 Budget - FY24 P&L**  
 August 2024

	AUG 2024			TOTAL		
	ACTUAL	BUDGET	% OF BUDGET	ACTUAL	BUDGET	% OF BUDGET
<b>Income</b>						
4000 Admin - Assessments	103,154.54	34,000.00	303.40 %	\$103,154.54	\$34,000.00	303.40 %
4001 Admin - Assessments - DBP	8,000.00	9,000.00	88.89 %	\$8,000.00	\$9,000.00	88.89 %
4002 Admin - Child Rights		0.00		\$0.00	\$0.00	0.00%
4004 Admin - Interest	35.01	5.00	700.20 %	\$35.01	\$5.00	700.20 %
4006 Admin - Fines & Fees	215.00	100.00	215.00 %	\$215.00	\$100.00	215.00 %
4007 Admin - Collection Fees - Recouped	(6.58)			\$ (6.58)	\$0.00	0.00%
4008 Admin - Late Fees & FC	1,905.80	600.00	317.63 %	\$1,905.80	\$600.00	317.63 %
4010 Admin - Ownership Sales	1,295.00	6,375.00	20.31 %	\$1,295.00	\$6,375.00	20.31 %
4012 Admin - Ownership Transfers	4,050.00	3,800.00	106.58 %	\$4,050.00	\$3,800.00	106.58 %
4014 Admin - Day Use		65.00		\$0.00	\$65.00	0.00%
4016 Admin - Sales - Ice	268.00	800.00	33.50 %	\$268.00	\$800.00	33.50 %
4018 Admin - Sales - Propane	180.25	400.00	45.06 %	\$180.25	\$400.00	45.06 %
4020 Admin - Sales - Souvenirs	321.00	150.00	214.00 %	\$321.00	\$150.00	214.00 %
4022 Admin - Sales - Firewood	128.00	100.00	128.00 %	\$128.00	\$100.00	128.00 %
4024 Admin - Sales - Gate Cards	100.00	25.00	400.00 %	\$100.00	\$25.00	400.00 %
4026 Admin - Sales - Store	907.95	1,200.00	75.66 %	\$907.95	\$1,200.00	75.66 %
4028 Admin - Vending Income	393.00	626.00	62.78 %	\$393.00	\$626.00	62.78 %
4029 Admin - Golf Cart Rental		800.00		\$0.00	\$800.00	0.00%
4030 Admin - Stables - Riding Pass	680.00	1,600.00	42.50 %	\$680.00	\$1,600.00	42.50 %
4032 Admin - Stables - Stall Fees		0.00		\$0.00	\$0.00	0.00%
4034 Admin - Stables - Fundraiser	100.00	0.00		\$100.00	\$0.00	0.00%
4036 Admin - Recovery of Bad Debt		300.00		\$0.00	\$300.00	0.00%
4038 Admin - RV Adoptions	4,800.00	13,200.00	36.36 %	\$4,800.00	\$13,200.00	36.36 %
4040 Admin - Cabin Adoptions	720.00	1,368.00	52.63 %	\$720.00	\$1,368.00	52.63 %
4041 Admin - Lodge Income		0.00		\$0.00	\$0.00	0.00%
4042 Admin - RV Moves	835.54	1,000.00	83.55 %	\$835.54	\$1,000.00	83.55 %
4046 Admin - Sponsored Events		0.00		\$0.00	\$0.00	0.00%
4048 Admin - Pet Fees	100.00	150.00	66.67 %	\$100.00	\$150.00	66.67 %
4050 Admin - Misc		0.00		\$0.00	\$0.00	0.00%
4200 RV - Reservation	6,770.00	8,863.00	76.38 %	\$6,770.00	\$8,863.00	76.38 %
4202 RV - Electric - Quarterly	7,065.42	3,000.00	235.51 %	\$7,065.42	\$3,000.00	235.51 %
4208 RV - Yearly Adoptions	1,600.00	4,400.00	36.36 %	\$1,600.00	\$4,400.00	36.36 %
4210 RV - Guest & Group	2,036.00	1,442.00	141.19 %	\$2,036.00	\$1,442.00	141.19 %
4212 RV - Interest		1.00		\$0.00	\$1.00	0.00%
4300 Cabin - Reservation	1,860.00	3,000.00	62.00 %	\$1,860.00	\$3,000.00	62.00 %
4302 Cabin - Electric - Quarterly	939.48	1,680.00	55.92 %	\$939.48	\$1,680.00	55.92 %
4306 Cabin - Adoptions	1,350.00	2,280.00	59.21 %	\$1,350.00	\$2,280.00	59.21 %
4308 Cabin - Guest & Group	3,660.00	3,831.00	95.54 %	\$3,660.00	\$3,831.00	95.54 %
4310 Cabin - Cottage	1,775.00	2,634.00	67.39 %	\$1,775.00	\$2,634.00	67.39 %
4400 Lodge - Weddings	10,130.00	6,000.00	168.83 %	\$10,130.00	\$6,000.00	168.83 %
4401 Lodge - Wedding - Members		1,000.00		\$0.00	\$1,000.00	0.00%
4402 Lodge - Events		1,045.00		\$0.00	\$1,045.00	0.00%
4403 Lodge - Events - Members	375.00	100.00	375.00 %	\$375.00	\$100.00	375.00 %
4500 Capital Improve - RV	1,600.00	4,400.00	36.36 %	\$1,600.00	\$4,400.00	36.36 %
4502 Capital Improve - Cabins	630.00	1,200.00	52.50 %	\$630.00	\$1,200.00	52.50 %
4504 Capital Imp - Interest	114.73			\$114.73	\$0.00	0.00%
4600 Legal - Admin	200.00			\$200.00	\$0.00	0.00%
4700 Rodeo - Tickets		0.00		\$0.00	\$0.00	0.00%
4702 Rodeo - Parking		0.00		\$0.00	\$0.00	0.00%
4704 Rodeo - Vendors	565.00	0.00		\$565.00	\$0.00	0.00%

	AUG 2024			TOTAL		
	ACTUAL	BUDGET	% OF BUDGET	ACTUAL	BUDGET	% OF BUDGET
4706 Rodeo - Sponsors		0.00		\$0.00	\$0.00	0.00%
4710 Rodeo - Souvenlrs		0.00		\$0.00	\$0.00	0.00%
4712 Rodeo - Refreshments		0.00		\$0.00	\$0.00	0.00%
4900 Admin - Open Credits	(30,877.13)			\$ (30,877.13)	\$0.00	0.00%
Non Profit Income	150.00			\$150.00	\$0.00	0.00%
<b>Total Income</b>	<b>\$138,126.01</b>	<b>\$120,540.00</b>	<b>114.59 %</b>	<b>\$138,126.01</b>	<b>\$120,540.00</b>	<b>114.59 %</b>
<b>GROSS PROFIT</b>	<b>\$138,126.01</b>	<b>\$120,540.00</b>	<b>114.59 %</b>	<b>\$138,126.01</b>	<b>\$120,540.00</b>	<b>114.59 %</b>
<b>Expenses</b>						
6000 Employee - Payroll/Salary	62,477.96	65,384.00	95.56 %	\$62,477.96	\$65,384.00	95.56 %
6002 Employee - Payroll Tax	4,924.15	6,225.00	79.10 %	\$4,924.15	\$6,225.00	79.10 %
6004 Employee - Payroll Fees & Exp	967.78	915.00	105.77 %	\$967.78	\$915.00	105.77 %
6006 Employee - Benelits	7,070.44	9,478.00	74.60 %	\$7,070.44	\$9,478.00	74.60 %
6007 Employee - IRA		1,000.00		\$0.00	\$1,000.00	0.00%
6008 Employee - Workers Comp	4,581.79	3,603.00	127.17 %	\$4,581.79	\$3,603.00	127.17 %
6012 Admin - Accounting Fees	2,500.00	0.00		\$2,500.00	\$0.00	0.00%
6014 Admin - Bank Fees	48.05	42.00	114.40 %	\$48.05	\$42.00	114.40 %
6016 Admin - Business Fees		0.00		\$0.00	\$0.00	0.00%
6018 Admin - IT /Internet /Phone	9,879.76	4,000.00	246.99 %	\$9,879.76	\$4,000.00	246.99 %
6020 Admin - Dues & Subscriptions	24.95	260.00	9.60 %	\$24.95	\$260.00	9.60 %
6022 Admin - Emp Develop & Training		160.00		\$0.00	\$160.00	0.00%
6024 Admin - Acknowledgements	98.00	50.00	196.00 %	\$98.00	\$50.00	196.00 %
6026 Admin - Merchant Services	(261.24)	0.00		\$ (261.24)	\$0.00	0.00%
6028 Admin - Mileage Reimbursement		24.00		\$0.00	\$24.00	0.00%
6030 Admin - Office Build M&R	44.01	30.00	146.70 %	\$44.01	\$30.00	146.70 %
6032 Admin - Office Expense	492.69	175.00	281.54 %	\$492.69	\$175.00	281.54 %
6034 Admin - Printing / Copying	863.90	489.00	176.67 %	\$863.90	\$489.00	176.67 %
6036 Admin - Shipping / Postage	62.09	500.00	12.42 %	\$62.09	\$500.00	12.42 %
6038 Admin - Internet / Cell	(6,042.04)			\$ (6,042.04)	\$0.00	0.00%
6044 Admin - Insurance - PL&A	42,138.25	42,654.00	98.79 %	\$42,138.25	\$42,654.00	98.79 %
6046 Admin - Property Taxes	9,434.00	9,000.00	104.82 %	\$9,434.00	\$9,000.00	104.82 %
6048 Admin - Sales - Ice Exp		515.00		\$0.00	\$515.00	0.00%
6050 Admin - Sales - Propane Exp	490.52	451.00	108.76 %	\$490.52	\$451.00	108.76 %
6052 Admin - Sales - Souvenlrs Exp		0.00		\$0.00	\$0.00	0.00%
6054 Admin - Sales - Gate Cards Exp		0.00		\$0.00	\$0.00	0.00%
6056 Admin - Sales - Firewood Exp		0.00		\$0.00	\$0.00	0.00%
6058 Admin - Sales - Store Exp	887.61	642.00	138.26 %	\$887.61	\$642.00	138.26 %
6059 Admin - Golf Cart Rental Exp	450.00	865.00	52.02 %	\$450.00	\$865.00	52.02 %
6060 Admin - Sporting Equipment		0.00		\$0.00	\$0.00	0.00%
6062 GPM - Equip Rental		40.00		\$0.00	\$40.00	0.00%
6064 GPM - Equip Repair	2,501.59	800.00	312.70 %	\$2,501.59	\$800.00	312.70 %
6066 GPM - Fence / Pasture	599.94	0.00		\$599.94	\$0.00	0.00%
6068 GPM - Fuel	1,426.99	3,400.00	41.97 %	\$1,426.99	\$3,400.00	41.97 %
6070 GPM - General Maintenance	986.22	375.00	262.99 %	\$986.22	\$375.00	262.99 %
6072 GPM - Grounds / Property Repair	479.18	250.00	191.67 %	\$479.18	\$250.00	191.67 %
6074 GPM - Keys & Locks	68.73	45.00	152.73 %	\$68.73	\$45.00	152.73 %
6076 GPM - Lawn & Landscape Svc	13,200.00	13,200.00	100.00 %	\$13,200.00	\$13,200.00	100.00 %
6078 GPM - Pool Chemicals	1,862.60	962.00	193.62 %	\$1,862.60	\$962.00	193.62 %
6080 GPM - Pool M&R	1,498.75	461.00	325.11 %	\$1,498.75	\$461.00	325.11 %
6082 GPM - Pest Control Services	118.00	200.00	59.00 %	\$118.00	\$200.00	59.00 %
6084 GPM - Roads M&R	710.41	0.00		\$710.41	\$0.00	0.00%
6086 GPM - Supplies	1,032.78	600.00	172.13 %	\$1,032.78	\$600.00	172.13 %
6088 GPM - Tools	44.82	100.00	44.82 %	\$44.82	\$100.00	44.82 %
6090 GPM - Vehicle M&R	1,545.97	1,200.00	128.83 %	\$1,545.97	\$1,200.00	128.83 %
6092 GPM - Vehicle Tags & Titles		0.00		\$0.00	\$0.00	0.00%
6094 GPM - Maint. Bldg M&R	24.83	0.00		\$24.83	\$0.00	0.00%
6095 GPM - Safety	128.52	150.00	85.68 %	\$128.52	\$150.00	85.68 %

	AUG 2024			TOTAL		
	ACTUAL	BUDGET	% OF BUDGET	ACTUAL	BUDGET	% OF BUDGET
6096 GPM - Operat Security Contract		0.00		\$0.00	\$0.00	0.00%
6098 Operating - Util - Electric	2,509.43	2,000.00	125.47 %	\$2,509.43	\$2,000.00	125.47 %
6100 Operating - Util - Propane	10.80	0.00		\$10.80	\$0.00	0.00%
6104 Operating - Util - Trash	1,360.00	1,237.00	109.94 %	\$1,360.00	\$1,237.00	109.94 %
6106 Operating - Util - Wtr Sys M&R	1,373.53	645.00	212.95 %	\$1,373.53	\$645.00	212.95 %
6108 Operating - Util - Wtr Trt M&R	1,373.53	750.00	183.14 %	\$1,373.53	\$750.00	183.14 %
6112 Sales - Sales & Market Exp	995.00	1,000.00	99.50 %	\$995.00	\$1,000.00	99.50 %
6113 Sales - Mkt Comm Outreach		0.00		\$0.00	\$0.00	0.00%
6114 Housekeeping - Supplies	2,246.79	600.00	374.47 %	\$2,246.79	\$600.00	374.47 %
6116 Stables - Feed	1,874.86	1,116.00	168.00 %	\$1,874.86	\$1,116.00	168.00 %
6118 Stables - Ferrier	1,825.00	1,206.00	151.33 %	\$1,825.00	\$1,206.00	151.33 %
6120 Stables - General Expense	529.16	305.00	173.50 %	\$529.16	\$305.00	173.50 %
6122 Stables - M&R		25.00		\$0.00	\$25.00	0.00%
6124 Stables - Tack & Equipment		86.00		\$0.00	\$86.00	0.00%
6126 Stables - Vet Fees / Medicine	483.40	900.00	53.71 %	\$483.40	\$900.00	53.71 %
6128 Stables - Jr. Wrangler		580.00		\$0.00	\$580.00	0.00%
6130 Stables - Horses		0.00		\$0.00	\$0.00	0.00%
6132 Stables - Tools		0.00		\$0.00	\$0.00	0.00%
6134 Owner - Events	139.13	500.00	27.83 %	\$139.13	\$500.00	27.83 %
6136 Owner - Board/Meetings		10.00		\$0.00	\$10.00	0.00%
6138 Owner - Sales & Transfers	309.75	620.00	49.96 %	\$309.75	\$620.00	49.96 %
6142 Sponsored Events		0.00		\$0.00	\$0.00	0.00%
6200 RV - M&R		50.00		\$0.00	\$50.00	0.00%
6204 RV - Bath Houses	187.00	5.00	3,740.00 %	\$187.00	\$5.00	3,740.00 %
6206 RV - Grounds		254.00		\$0.00	\$254.00	0.00%
6208 RV - Roads		3,600.00		\$0.00	\$3,600.00	0.00%
6210 RV - Utilities - Electric	11,918.57	8,800.00	135.44 %	\$11,918.57	\$8,800.00	135.44 %
6212 RV - Utilities - Propane	12.96	194.00	6.68 %	\$12.96	\$194.00	6.68 %
6300 Cabin - M&R	866.35	33.00	2,625.30 %	\$866.35	\$33.00	2,625.30 %
6302 Cabin - Pest Control Svc	495.00	150.00	330.00 %	\$495.00	\$150.00	330.00 %
6304 Cabin - Security Contract		0.00		\$0.00	\$0.00	0.00%
6306 Cabin - Bath Houses	259.47	5.00	5,189.40 %	\$259.47	\$5.00	5,189.40 %
6310 Cabin - Chapel Hill	1,754.04	400.00	438.51 %	\$1,754.04	\$400.00	438.51 %
6312 Cabin - Cottages	645.89	288.00	224.27 %	\$645.89	\$288.00	224.27 %
6314 Cabin - Grounds		1,000.00		\$0.00	\$1,000.00	0.00%
6316 Cabin - Roads		1,235.00		\$0.00	\$1,235.00	0.00%
6320 Cabin - Utilities - Electric	3,190.71	3,216.00	99.21 %	\$3,190.71	\$3,216.00	99.21 %
6322 Cabin - Utilities - Propane		0.00		\$0.00	\$0.00	0.00%
6400 Lodge - M&R	2,479.01	400.00	619.75 %	\$2,479.01	\$400.00	619.75 %
6402 Lodge - Kitchen M&R		120.00		\$0.00	\$120.00	0.00%
6403 Lodge - Pest Control	128.00	150.00	85.33 %	\$128.00	\$150.00	85.33 %
6406 Lodge - Event Decor/Improve		200.00		\$0.00	\$200.00	0.00%
6408 Lodge - Event Coord/Staff	4,310.00	3,000.00	143.67 %	\$4,310.00	\$3,000.00	143.67 %
6410 Lodge - Event Clean/Supply	1,126.10	600.00	187.68 %	\$1,126.10	\$600.00	187.68 %
6412 Lodge - Event Security		200.00		\$0.00	\$200.00	0.00%
6414 Lodge - Marketing	207.35	120.00	172.79 %	\$207.35	\$120.00	172.79 %
6416 Lodge - Utilities - Electric	2,144.97	2,077.00	103.27 %	\$2,144.97	\$2,077.00	103.27 %
6418 Lodge - Utilities - Propane		0.00		\$0.00	\$0.00	0.00%
6428 Lodge - Tax		0.00		\$0.00	\$0.00	0.00%
6600 Legal - Admin Exp		1,868.00		\$0.00	\$1,868.00	0.00%
6602 Legal - GPM		0.00		\$0.00	\$0.00	0.00%
6700 Rodeo - Stock Contract		0.00		\$0.00	\$0.00	0.00%
6702 Rodeo - 4L Ticket Split		0.00		\$0.00	\$0.00	0.00%
6704 Rodeo - Prize Money		0.00		\$0.00	\$0.00	0.00%
6706 Rodeo - Advertising		0.00		\$0.00	\$0.00	0.00%
6708 Rodeo - Security & EMT		0.00		\$0.00	\$0.00	0.00%
6710 Rodeo - Seating	9,237.50	0.00		\$9,237.50	\$0.00	0.00%

	AUG 2024			TOTAL		
	ACTUAL	BUDGET	% OF BUDGET	ACTUAL	BUDGET	% OF BUDGET
6712 Rodeo - Sanitation		0.00		\$0.00	\$0.00	0.00%
6714 Rodeo - Souvenirs Expense		0.00		\$0.00	\$0.00	0.00%
6716 Rodeo - Sponsors Exp		0.00		\$0.00	\$0.00	0.00%
6718 Rodeo - In-House Exp	30.00	7.00	428.57 %	\$30.00	\$7.00	428.57 %
6720 Rodeo - Projects & Improve		0.00		\$0.00	\$0.00	0.00%
6724 Rodeo - Rentals		0.00		\$0.00	\$0.00	0.00%
6726 Rodeo - Insurance		0.00		\$0.00	\$0.00	0.00%
6728 Rodeo - Refreshments Exp		0.00		\$0.00	\$0.00	0.00%
6730 Rodeo - Merchant Svc		0.00		\$0.00	\$0.00	0.00%
6732 Rodeo - Supplies		0.00		\$0.00	\$0.00	0.00%
6900 Bad Debt Expense	8,497.38			\$8,497.38	\$0.00	0.00%
Payment 1 (Conversion)	(1,569.45)			\$ (1,569.45)	\$0.00	0.00%
QuickBooks Payments Fees	821.24			\$821.24	\$0.00	0.00%
<b>Total Expenses</b>	<b>\$229,134.47</b>	<b>\$207,797.00</b>	<b>110.27 %</b>	<b>\$229,134.47</b>	<b>\$207,797.00</b>	<b>110.27 %</b>
<b>NET OPERATING INCOME</b>	<b>\$ (91,008.46)</b>	<b>\$ (87,257.00)</b>	<b>104.30 %</b>	<b>\$ (91,008.46)</b>	<b>\$ (87,257.00)</b>	<b>104.30 %</b>
Other Income						
4503 Capitol Improve - Spc Assess	592.39	0.00		\$592.39	\$0.00	0.00%
<b>Total Other Income</b>	<b>\$592.39</b>	<b>\$0.00</b>	<b>0.00%</b>	<b>\$592.39</b>	<b>\$0.00</b>	<b>0.00%</b>
Other Expenses						
6110 Operating - Projects & Improve		0.00		\$0.00	\$0.00	0.00%
6216 RV - Projects & Improve		0.00		\$0.00	\$0.00	0.00%
6308 Cabin - Rainbow	700.79	512.00	136.87 %	\$700.79	\$512.00	136.87 %
6326 Cabin - Projects & Improve	364.06	0.00		\$364.06	\$0.00	0.00%
6424 Lodge - Projects & Improve		0.00		\$0.00	\$0.00	0.00%
6500 Capital - Infra Improve		0.00		\$0.00	\$0.00	0.00%
<b>Total Other Expenses</b>	<b>\$1,064.85</b>	<b>\$512.00</b>	<b>207.98 %</b>	<b>\$1,064.85</b>	<b>\$512.00</b>	<b>207.98 %</b>
<b>NET OTHER INCOME</b>	<b>\$ (472.46)</b>	<b>\$ (512.00)</b>	<b>92.28 %</b>	<b>\$ (472.46)</b>	<b>\$ (512.00)</b>	<b>92.28 %</b>
<b>NET INCOME</b>	<b>\$ (91,480.92)</b>	<b>\$ (87,769.00)</b>	<b>104.23 %</b>	<b>\$ (91,480.92)</b>	<b>\$ (87,769.00)</b>	<b>104.23 %</b>

# R-Ranch in the Mountains

## Balance Sheet

As of September 18, 2024

	TOTAL
<b>ASSETS</b>	
Current Assets	
Bank Accounts	
1020 Operating Bank Account	76,843.25
1025 Lodge Bank Account	22,270.43
1030 Cabin Bank Account	19,044.70
1040 Property Tax Escrow Bank Acct	61,566.01
1045 Payroll Bank Account	8,481.19
1050 Rodeo Bank Account	59,355.56
1055 Capital Improvement / Infrast	186,232.62
1060 Legal Account	78,963.34
1065 RV Bank Account	52,780.54
1070 Operating Contingent	50,173.57
<b>Total Bank Accounts</b>	<b>\$615,711.21</b>
Other Current Assets	
1700 Accumulated Depreciation	-126,163.98
1900 Unsold Ranch Memberships	343,275.00
Uncategorized Asset	1.00
Undeposited Funds	37,989.37
<b>Total Other Current Assets</b>	<b>\$255,101.39</b>
<b>Total Current Assets</b>	<b>\$870,812.60</b>
Fixed Assets	
1530 Vehicles	36,719.64
1535 Machinery & Equipment	42,932.60
1540 Horses & Sports Equipment	-850.00
1545 Buildings and Improvements	649,172.79
<b>Total Fixed Assets</b>	<b>\$727,975.03</b>
<b>TOTAL ASSETS</b>	<b>\$1,598,787.63</b>
<b>LIABILITIES AND EQUITY</b>	
Liabilities	
Current Liabilities	
Other Current Liabilities	
2050 Prepaid Assessments	0.00
2060 Sales Tax Payable	0.00
2070 Accrued Property Tax	72,643.00
2095 In-House ATM for Events	0.00
2350 Cabin - Refundable Deposit	9,980.00
2470 Prepaid - Other	100.00
<b>Total Other Current Liabilities</b>	<b>\$82,723.00</b>
<b>Total Current Liabilities</b>	<b>\$82,723.00</b>
<b>Total Liabilities</b>	<b>\$82,723.00</b>

	TOTAL
Equity	
3802 RV Retained Earnings	0.00
3905 Undesignated Net Assets	-12,960.36
Equity (Conversion)	871,618.76
Retained Earnings	796,664.70
Net Income	-139,258.47
<b>Total Equity</b>	<b>\$1,516,084.63</b>
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$1,598,787.63</b>

To: R-Ranch Board

From: Ps&Gs Committee

Date: Sept. 14, 2024

Pursuant to a request from the Board for clarification of Ps&Gs Section 14.2 pertaining to status of Board Member's adopted site in the event of resignation of such Board member, we suggest adding as a separate final bullet point in Section 14.2 the following:

- Any BOD Member who resigns or is removed from the BOD prior to the end of their term, who has an adopted site which was awarded to them as a Board member without participation in the adoption lottery, will be required to relinquish such site for the remainder of the one-year adoption term and no adoption fees paid will be refunded.

To: R-Ranch Board

From: Ps&Gs Committee

Date: Sept.14, 2024

Due to a possible failure to post the revised Ps & Gs Section 1.13(b) following the last Board meeting, the following is the previous Section 1.13 (b) and the revised Section as adopted by the Board at the Board Meeting on August 17, 2024:

**Previous Section:**

- b) Social Media Conduct – Owners who post to R-Ranch related social media are expected to be respectful toward their audience, fellow Owners, and R-Ranch staff. Posts are expected to be factual and mindful of the best interests of R-Ranch.

**Revised Section 1.13(b):**

- b) Social Media Conduct – Owners who post to R-Ranch related social media are expected to be respectful toward their audience, fellow Owners, and R-Ranch staff. Posts are expected to be factual and mindful of the best interests of R-Ranch and in compliance with the R-Ranch Social Media Policy, attached as Appendix A.

The R-Ranch in the Mountains Ranch Owners Association, Inc. (“R-Ranch”) – Online Social Media Policy – adopted at the August 17, 2024 meeting and which should be attached to the Ps & Gs as Appendix A follows:

**R-Ranch in the Mountains Ranch Owners Association, Inc. ("R-Ranch") --**

**Online Social Media Policy**

**Purpose:** R-Ranch online social media channels are intended to foster positive interactions and create a safe and respectful environment for all our Owners, guests and employees. Bullying, harassment, defamation, and other forms of inappropriate behavior are strictly prohibited. While we value free expression, we also recognize the importance of maintaining a civil and respectful R-Ranch online community.

**Scope:** This policy applies to all users engaging with our social media channels, including Owners, guests of Owners, employees, customers, partners, and any other individuals interacting with our online platforms.

**R-Ranch Social Media Policy Statement:**

1. **Prohibited Behavior:** - The following types of social media conduct are prohibited:  
**Harassment:** Any conduct that threatens, intimidates, or demeans individuals. - **Discrimination:** Any behavior that discriminates against individuals based on race, gender, sexual orientation, religion, disability, or any other protected characteristic. - **Threats:** Any form of threat or intimidation towards individuals. - **Cyberbullying:** Any form of bullying conducted through electronic communication. - **Trolling:** Deliberately provoking or harassing others online.
2. **Definition of Bullying:** **Bullying** is defined as any unwanted, aggressive behavior that involves a real or perceived power imbalance, and that is repeated or has the potential to be repeated over time. This includes, but is not limited to, threats, intimidation, harassment, derogatory comments, insults, spreading rumors, or any other behavior intended to harm or distress an individual.
3. **Definition of Defamation** - Issues related to R-Ranch in the Mountains:\*\* - Any false statements, rumors, or misleading information that may harm the reputation of R-Ranch in the Mountains, its Owners, guest of Owners, or its employees are strictly prohibited. - Users are expected to verify the accuracy of information before sharing it on our social media channels to prevent defamation and misinformation.
4. **First Amendment Rights Consideration:** - R-Ranch respects the First Amendment rights of individuals to express their opinions and ideas. However, these rights do not protect behavior that violates R-Ranch policies, including bullying, harassment, discrimination, or defamation. - While we encourage open dialogue and diverse perspectives, we will not tolerate behavior that harms or distresses others or spreads false information.

5. **Reporting Procedure:** - Individuals who experience or witness bullying, harassment, or defamation on our social media channels are encouraged to report the incident immediately by sending a direct message to the official account, contacting the designated administrator, or notifying the Executive Director. - Reports will be taken seriously and investigated promptly. Confidentiality will be maintained to the extent possible.

6. **Consequences of Violation:** - Individuals found in violation of this policy will be subject to appropriate disciplinary action, which may include: - Removal of the offending content. - Temporary or permanent suspension from our social media channels. - Suspension from use of R-Ranch or legal action in severe cases.

7. **Compliance:** - All R-Ranch social media users are expected to comply with this policy and treat others with respect and dignity, while also exercising their rights to free expression within the boundaries of our policies. - By engaging with our social media channels, users agree to abide by this policy.

8. **Review and Updates:** - This policy will be reviewed periodically to ensure it remains effective and up to date. - Updates to the policy will be communicated to all users.

**Conclusion:** R-Ranch is committed to maintaining a positive and inclusive online community that respects the rights of individuals to express their views while upholding standards of civility and respect. By following this policy, we can create a welcoming environment for all individuals on our social media channels while protecting the reputation of R-Ranch in the Mountains.

**\*\*Date of Last Revision:** [August 17, 2024]

## Firewise Committee Report - August 2024

August was an uneventful month, with no significant updates to report. However, we would like to remind everyone of the following important points:

1. **Logging Hours:** Please remember to log any hours worked into the Firewise log located at the office. These records are essential for our ongoing Firewise certification and funding opportunities.
2. **Safe Coal Disposal:** If you are discarding coals, please use the nearest designated fire pit and ensure they are fully extinguished with water.
3. **P&G Review:** We are still in the process of reviewing the policies and guidelines (P&Gs) and will provide recommendations once the review is complete.

Thank you for your continued commitment to keeping our community safe.

Stacy Bailey

Firewise Committee Chair

(678)859-1428

## **Accommodations board report for 9-21-24**

**Accommodations committee sponsored a golf cart wash and hot dog fund raiser on Sunday during the Labor Day concert, raising almost \$800. Money will go towards making improvements to the interior of bath houses 1, 2 and 3. The plan is to repair ceilings, pressure wash and paint the interiors.**

**Discussed timing to work on the bath houses. Possibly the first Saturday of each month until finished. Director will be notified in order to communicate to owners when bath houses will be unavailable for use.**

### **On temporary hold:**

- Looking for best option for sight barrier for dumpsters from RV4.**
  
- DNR has been contacted about plan to manage our lakes. That will be pursued again in the spring.**
  
- Looking into the feasibility of adding coffee pots back to Chapel Hill rental cabins. Also, water-proof mattress pads to protect mattresses and add a layer of protection against bedbugs.**

## Events Committee Report - September 2024

The committee met by use of **Goggle Meet** on Saturday, August 24<sup>th</sup>.

We will continue to meet on the 4th Saturday of each month at 10 am. Also, we will continue to offer **Goggle Meet** as a choice for those who are unable to meet at the R-Ranch.

The committee has been discussing the creation of a monthly calendar for specific weekend activities. We believe this will give owners opportunities to make new owners as well as owners they do not see often.

On September 3, the September R-Ranch Activity Calendar was added to the official R-Ranch Facebook page. In addition, a copy of the September calendar is in each bathroom, laundry room, and in the front office. Since many of the activities are outside, we will substitute card games & board games in place of 'rained-out' activities. The substitute location for the card games & board games will be posted on the R-Ranch Facebook page.

We have had positive comments about creating a weekend activity calendar. Our plan is to seek input from owners on activities to add to the October calendar. In addition, we will note special events to the calendar. (Ex Chili Cook-off and trick or treating.)

The taped lines on the pickle ball court were recently replaced by Johnny Hooper, Bob Westbrook and Tia Machael Westbrook; however, the tape continues to peel off. During the next week, Bob and Tia Machael have volunteered to paint the lines using the yellow asphalt paint left over from the painting of the speed bumps. Also, the pickleball net will have a new storage area that will allow owners to move the net to the court at anytime they wish to use the court. Paddles and pickle balls are available for checkout at the office.

The next Event Committee meeting is planned for Saturday, September 28<sup>th</sup> at 10am. The meeting will be conducted with Google **Meet** due to the Miami-Dade Fire Fighters will be occurring that weekend.