

COG Board of Directors Open Session

Meeting Minutes

17 Oct 20

Opening

The Open Session of the COG Board of Directors was called to order at 10:00 on 17 Oct 20 in McDade, TX by Mike W.

Present

Mike W

Mark B

Wanda H

Crystal M

Rob D

Ken W

Jamie M

Approval of Minutes

No discussion or approval of the September Executive Session minutes.

Treasurer's Report

- Profit and Loss report distributed.
- Ken reported that the Ranch is financially slightly behind compared to this time last year but overall looking really good.

General Manager's Report

- To date, no COVID cases at the Ranch
- Re-opening the Café on 7 Nov; with rearranged tables for distancing.
- Hall will also be open with a limit of 18 people (for now).
- Looking at COVID restriction implications on the SW AANR Mid-Winter Meeting in January.
- Improvements to the Hall -- showers are now open, new door to pool installed, old door was removed, and the new kitchen area is in-progress. \$3100 has been spent so far, with an estimated \$2500 to complete the project, overall below the estimate.
- Ken is looking for a black electric stove for the new kitchen in the hall, as well as new kitchenware.
- The insurance policy premiums have increased \$600 per year.
- Volunteer of the Month: JT
- Cabins are still available for long-term lease.
- Workday is scheduled for 14 Nov.
- A resident requested a resident phone roster.
- Another request was made for a roster of residents and non-residents.
- With several structure sales recently, Ken reminded folks that several factors go into sale transactions and each case ends up being different. See Ken to discuss specific cases.

Old Business

- The Board reported the new site and structure lease development is still in-progress. The new lease will have a standard basic lease for the site and addendums for the specific structures. The board will finish drafting the lease and then present it to residents, leasees, and members for review and discussion, hopefully in January.

New Business

- None

Council Report

- Halloween Party scheduled for 31 Oct at the Pavilion, 6pm. Guests are asked to bring finger(less) food; decorating will be at 10am; traditional costume judging will be held with towels for category winners.
- Council meeting next Sat morning at 10am.
- Council is reviewing options for Thanksgiving events.
- Chef-CM sent a very nice letter to the Council and members, thanking everyone.

Committee Reports

- Residents Committee – Mike and Jennifer approved for residency.

Member Comments and Questions

- Special thanks all that helped with Paul and Jeanni's transition; they have moved as of last Tuesday.

Adjournment

The meeting was adjourned at 10:39 by Mike W. The next Board Meeting is scheduled for December.

Minutes submitted by: Jamie M