

COG Board of Directors Open Session

Minutes
July 16, 2022

Opening

The Open Session of the COG BoD was called to order at 10:10 am in McDade, TX by Crystal W.

Present

Crystal W.
Ronnie B.
Jamie M.
Jean M.
Dave M. (Treasurer)
Linda M. (GM)

Absent

Bart W.

Approval of Minutes

Minutes from the previous meeting were read by Jamie.

Motion: to approval as written by Ronnie, 2nd by Jean, unanimous.

Treasurer report

- Treasurer continues to work on updating Quickbooks
- Through the first 6-months of the year, Ranch had ~\$100k in revenue as compared to \$33k last year
- Tax savings account sitting at \$24k, with a goal of \$42k
- It was noted the P&L does not include load payments
- The current balance of the consolidation loan is \$104k, down from the original of \$204k
- The office building loan is at ~\$10k down from the original of \$20k

General Manager report

- Aqua Water is in Stage 2 restrictions – setting limits on usage

- Christian Nudist event scheduled for the week of 24 Jul
- Gary H's memorial will be 16 Jul at Tara Hall. The family may consider an estate sale after probate.

Old Business

- A clarification of an announcement last month, any member witnessing an issue or concern can address the situation with the person directly but should then also report the concern to the office. It is advisable to have another person with you as a witness.
- Race preparations for Chilly Cheeks 5K have started, GM is investigating timing services and equipment rental. Expect a work day in September to prepare.
- Cabin 5 renovations are on hold.
- Recycling vendor is still working on the trailer
- County Judge may have road millings that could be used for Eely Rd, still would need sufficient funds and equipment to complete the project. Fingers-crossed.

New Business

- Researching with Blue Bonnet to assess the cost of upgrading 30/50A electrical service in the Pines and RV row
- A volleyball tournament organizer relocating to Texas has approached the Ranch as a location for a sand volleyball tournament; discussions on-going to potentially host in the Spring of 2023.

Council and Committee reports

Fire Safety

- On pace for a record heat summer, like 2011.
- Copies of the Action Plan made available
- Committee requested a Work Day in November to focus on Fire Safety
- Requesting Blue Bonnet assess the power lines

Council Report

- 10 new memberships, 10 more pending
- 4th of July weekend events successfully planned and executed
- Horse Racing @ 6pm at the pool today
- Parrot Head weekend 5-7 Aug

Marketing Committee Update

- Meeting scheduled for 1pm next Saturday
- Requested BoD approve Free Day Pass vouchers for continued use, previously only approved for Watermelon Festival event

Member questions/comments

- Inquired about the status tractor barn – plans for a wooden structure drawn, planning continues
- Inquired about the status of repairs to the pool waterfall – moving ahead with the current repair quote

Adjourn

Motion to adjourn: Jamie, 2nd Jean, unanimous. Motion carries.

Meeting adjourned at 11:35.

Minutes submitted by Jamie M.