



REGULAR BOARD MEETING

Wednesday, October 13th, 2010

7:00 p.m. at 6285 Hawk Ridge Place, San Miguel, CA.

www.iranch.org

MINUTES

1. 7:00 PM OPEN SESSION / PLEDGE OF ALLEGIANCE / ROLL CALL

All Board members present.

Public Present: Robert Scroth on Falcon, Daniel Palmer on Independence Ranch Rd. and Bill Mulcahy on Rancho Lomas.

2. APPROVAL OF AGENDA FOR October

Don Duke moved to approve, Carol Noe seconded the motion. Motion was approved to adopt Agenda for October and to move the Managers Comments to Item number 4.

3. APPROVAL OF MINUTES FROM THE REGULAR MEETING OF September 8, 2010.

George Tracy moved to approve, Don Duke seconded the motion. Motion was approved.

4. MANAGER REPORT

John Eulberg notified the board that the bookkeeping is now up to date and all files are organized, bank accounts and signature card are all current. Election matters are settled and present board members are appointed. John Eulberg contacted Crop Production Services about spraying weeds. They will spray a four foot swath on each side of nine miles of road for \$300. plus cost of material. They will use "Milestone" which kills star thistle and fiddle neck but will not kill grass or harm livestock. John Eulberg will send out letters to Owners notifying the time of spraying and any owners objecting to notify the board. Please visit the website at www.iranch.org to contact the board. John Eulberg presented the board with a revised management and consulting agreement. Don Duke moved the motion, Carol Noe seconded the motion. Motion was moved to adopt the contract.

5. CONSENT ITEMS ---

A. Payables

Don Duke moved to approve, George Tracy seconded the motion. Motion was approved.

4:49 PM
10/08/10

**Independence Ranch CSD
Warrant Register
October 13, 2010**

Type	Num	Date	Name	Account	Paid Amount
Check	811	10/13/2010	Crosby Company	1020 - Santa Lucia Bank 5405 - Accounting	-6,000.00
TOTAL					-6,000.00
Check	812	10/13/2010	Shaylee Rabener	1020 - Santa Lucia Bank 5105 - General Mgr./Sec/Treas.	-200.00
TOTAL					-200.00
Check	813	10/13/2010	John Eulberg SBS	1020 - Santa Lucia Bank 5105 - General Mgr./Sec/Treas. 5120 - Office Supplies 5120 - Office Supplies	-500.00 -166.00 -2.27
TOTAL					-668.27

B. Treasurer's Report

a. Audit Reports

John Eulberg is to present a copy of the audit reports to each member of the board. The board will look over audits and be discussed at next regular meeting.

b. Receive/File Report for September 2010

John Eulberg notified the board after deducting this months warrant register there is a balance of \$38,000. in savings. George Tracy motioned to approve, Carol Noe seconded the motion. Motion was approved to file September Profit & Loss.

4:46 PM
10/08/10
Cash Basis

**Independence Ranch CSD
Profit & Loss
September 2010**

	<u>Sep 10</u>
Income	0.00
Expense	
5100 - General Overhead Expenses	
5101 - Bank Service Charges	0.50
5105 - General Mgr./Sec/Treas.	600.00
5120 - Office Supplies	30.24
Total 5100 - General Overhead Expenses	<u>630.84</u>
5200 - Operating Expenses/Road Work	
5215 - Road Signa/Material	41.03
Total 5200 - Operating Expenses/Road Work	<u>41.03</u>
Total Expense	<u>671.87</u>
Net Income	<u><u>-671.87</u></u>

6. DISCUSSION ITEMS

A. Repair Projects

a. Repairing downed road sign on corner of Independence Ranch Rd & Hawk Ridge Rd

Don Duke volunteered to fix the sign by digging it out and replacing the pole and concrete.

b. Light post at mail boxes

John Eulberg is going to contact PG&E.

c. Updates to bulletin board

John Hunter has a new housing which he will have ready in about 3-4 weeks. New 2' x 4' sheets of cork will also be installed.

B. Road Projects:

a. Review submitted bids for road maintenance work.

1. Drainage Bids

The board received two bids for the drainage work. The first bid was from Silva Construction at \$5,925. The second bid was from MGE Underground at \$3,952. John Hunter moved the motion, Don Duke seconded the motion. Motion was approved to accept the bid from MGE Underground. Owners on Rancho Lomas will be notified 7-10 days before road work begins.

2. Chip seal Bids

The board received 4 bids. Only 1 bid was presented at meeting from Viborg. The board agreed to contract Viborg for chip sealing Avenida Trinidad from Rancho Lomas to 6255 Avenida Trinidad at \$1,7000. George Tracy will authorize and negotiate on behalf of the board to also have Rancho Lomas repaired to the top of the hill at the same price at \$1,7000 with a total cost of \$3,4000. John Hunter moved the motion, George Tracy seconded the motion. Motion was passed.

C. Discussion of asphalt patching of the existing chip seal on Hawk Ridge.

Robert Scroth volunteered to purchase 2 tons of cold patch at \$90. a ton. The cold patch will be used to repair the road and any cold patch left over will be stock piled for future repairs on the roads in the IRCSD. NOT TO BE USED FOR PERSONAL PURPOSES. The board will reimburse Robert for the cost of 2 tons of Cold Patch at \$90 a ton.

D. If acceptable and appropriate, contractor selection and work authorization. Request contractor proof of:

- a. Liability Insurance
- b. Worker's Compensation Insurance
- c. Active Contractor's License

7. DIRECTOR / MANAGER COMMENTS

George Tracy would like a letter sent out to the owners at 6350 Hawk Ridge and 6380 Hark Ridge regarding drainage and culverts.

7. ADJOURNMENT

George Tracy moved the motion, Don Duke seconded the motion. Motion was approved to adjourn the meeting at 8:36 pm. Next scheduled meeting will be held on November 10th, 2010 at 7:00 P.M. at 6285 Hawk Ridge Place, San Miguel, CA.

*FOR MORE INFORMATION OR WAYS TO CONTACT THE BOARD PLEASE VISIT
OUR WEBSITE*

WWW.IRANCH.ORG