

**FLYING L RANCH PROPERTY OWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
November 16, 2021**

**MINUTES**

**(The following is a summary of the business conducted at the meeting.)**

**PRESENT**

Woody Baker, Mark Gill, Bob Haueter, Glen McComb, Diane Segura, John Simmons and Brenda Zubieta

**ALSO PRESENT**

Brent & Sharon Buchanan, Nancy & Rick Rowton, Carolyn James, Maurice Doublet, Tom Goldstein, Marilyn Dawson, Leslie Rector, June Baker, Penny Bateman, Terry Segura, Cindy Stevens, Andrea Roofe (Zoom), Sandi Johnston (Zoom), Liz Lawlis, Treasurer (Zoom), and Kathy Antwine, Recording Secretary

**CALL TO ORDER**

The meeting was called to order at 6:58 p.m. by Bob Haueter, Chairman. There being a quorum present, the meeting proceeded.

**INVOCATION**

The invocation was given by Lynn Haueter.

**PLEDGE OF ALLEGIANCE**

Brent Buchanan led the Pledge of Allegiance to the U.S. Flag and the Texas Flag.

**APPROVAL OF MINUTES**

A motion to approve the minutes of September 23, 2021 was made by Glen McComb and seconded by Diane Segura. The motion carried unanimously.

**TREASURER'S REPORT**

Liz Lawlis, Treasurer, presented the Treasurer's Report to the Board. The report included: the Balance Sheet (Cash & Accrual) as of October 31, 2021; the Profit & Loss Actual vs. Budget January through October 31, 2021; and the Unpaid Bills Report as of November 16, 2021. The POA has \$87,824.85 in the Checking Account at Wells Fargo Bank; \$30,362.44 in the CD at Texas Hill Country Bank and \$56,505.57 in the Reserve Account at Texas Hill Country Bank. The Net Income as of October 31, 2021 is \$20,562.65. A motion was made by John Simmons and seconded by Woody Baker to accept the Treasurer's Report as presented. The motion carried unanimously. A motion was made by Glen McComb and seconded by John Simmons to approve the payment of bills. The motion carried.

**PUBLIC FORUM**

- 1) Nancy Rowton spoke to the about children driving golf carts.
- 2) Penny Bateman addressed the board about the following concerns:
  - Request for records,
  - ACC Committee,
  - Executive Session,
  - Community Park, and
  - Maintenance of Flying L Drive
- 3) Marilyn Dawson advised the board about voting in Executive Session

**COMMITTEE  
REPORTS**

**STANDING COMMITTEES:**

**Architectural Control:** No report

**Nominating:** There are five property owners who submitted their application to run for the three positions: Tom Goldstein, Glen McComb, Mary Patrick, Leslie Rector, and Diane Segura.

**By-Laws & Covenants:** No report

**Roads:** No report

**Mowing & Trees:** No report

**Social Activities:** The POA did not have a Fall Yard Sale, but there are plans to have one in the Spring. Penny Bateman has agreed to chair this committee in the Spring.

**Finance Committee:** No report

**OLD BUSINESS**

**Community Park:** A motion was made by Diane Segura and seconded by Mark Gill to rescind the vote to develop the community park. The motion passed unanimously. A motion was made by John Simmons and seconded by Glen McComb to table the plans for a community park and discuss it at the Annual Meeting. The motion carried unanimously.

**NEW BUSINESS**

**Budget for 2022:** The budget for 2022 included \$3,900 for the Community Park. A motion was made by John Simmons and seconded by Glen McComb to take \$3,900 from the Community Park budget and insert it into the budget for Trees & Shrub Maintenance for a total of \$5,000 in that account. The motion passed. A motion was made by Mark Gill and seconded by Glen McComb to adopt the 2022 budget as amended. Motion carried unanimously.

**Proposed Changes to By-Laws & Covenants:** The Texas Legislature has approved thirteen changes in State Law that apply to POA/HOAs. They must be included in the Flying L Covenants and By-Laws, but do not need to be approved by property owners.

**Golf Cart Use:** A letter will be sent to the owner of the golf cart that was being driven by children with a warning that it is in violation of the Covenants. The letter will indicate the fines that can be assessed if it continues.

**BOARD  
APPLICANTS**

Diane Segura said she has been on the board for four years and enjoys working with everyone.

**BOARD CANDIDATES, Cont'd.**

Tom Goldstein said he is running for the board and has been living on the Ranch for about six weeks. He has had a business office in Bandera for over a year. He is running for the board because he wants to make sure Bandera stays the way we want it to be.

Glen McComb said he has been on the board for four years and has enjoyed being on the board. He gets to give his opinions and thoughts on items that are brought to the board.

**ADJOURN TO**  
**EXECUTIVE**  
**SESSION**

The board adjourned to discuss Legal Matter, Enforcement Actions, Late fees and Collections at 8:00 p.m.

**RE-ADJOURN**  
**REGULAR**  
**MEETING**

The regular session of the meeting resumed at 8:20 p.m. There was no action taken during Executive Session.

**ADJOURNMENT**

A motion was made by John Simmons and seconded by Mark Gill to adjourn the meeting at 8:25 p.m. The motion carried unanimously.

Respectfully Submitted,

*Kathy Antwine*

Kathy Antwine, Recording Secretary