

**FLYING L RANCH PROPERTY OWENRS ASSOCIATION  
BOARD OF DIRECTORS  
SPECIAL MEETING  
December 20, 2016**

**MINUTES**

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

- PRESENT** Penny Bateman, Liz Lawlis, Kathleen Segura and Terry Segura
- ABSENT** Anthony Ferragamo, Liz Koeninger, and Beverly Zuber
- ALSO PRESENT** Leslie Rector, June Baker, Maggie Ferragamo, Treasurer, and Kathy Antwine, Recording Secretary
- CALL TO ORDER** The meeting was called to order at 5:58 p.m. by Penny Bateman, Chairman.
- OLD BUSINESS** **Budget for 2017:** Maggie Ferragamo, Treasurer, provided copies of the proposed budget that was developed at the Special Board Meeting on November 8, 2016. Another line-by-line review was done adjusting for planned expenditures and clarification of account titles. A motion was made by Liz Lawlis and seconded by Kathleen Segura to accept the budget as proposed for 2017. The motion carried unanimously. A motion was made by Liz Lawlis and seconded by Terry Segura to amend the 2017 budget to include an additional \$500 for computer software under Office Supplies. The motion carried unanimously.
- NEW BUSINESS** **Purchase a Laptop for POA Account:** A motion was made by Kathleen Segura and seconded by Terry Segura to purchase an HP laptop computer and software for the computer. The motion carried unanimously.
- Electronic Vote:** A motion was made by Penny Bateman and seconded by Terry Segura to get a debit card for the Wells Fargo checking account and to set up a Pay Pal account. The motion was unanimously approved by electronic vote on December 20, 2016.
- EXECUTIVE SESSION** The Special Board Meeting was adjourned at 7:15 p.m. and re-convened in closed Executive Session at 7:25 p.m. to discuss a personnel matter and a legal matter.
- RE-CONVENE MEETING** The board meeting was re-convened at 8:15 p.m. The personnel matter was discussed and it was determined that more information was needed before a decision could be made by the board.

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In regard to the legal matter, a resident requested that the Chairman call an Executive Session so she could present a matter to new board members before pursuing litigation regarding their denied request(s) that the POA pay for the costs of a 2011 hydraulic study and certain remedial improvements for their property. It was determined that an executive session for the resident was inappropriate. The matter had been put before the board in Public Forum a number of times. However; an executive session was called because of threatened litigation. Prior to the meeting, the new board members were provided with documents containing minutes and correspondence pertaining to the resident's numerous requests. After discussion, the board voted unanimously that this matter will remain closed and no further discussion will be heard at POA meetings in Public Forum or otherwise.

**ADJOURNMENT**

A motion was made, seconded and voted unanimously to adjourn the special board meeting at 8:20 p.m.

Respectfully Submitted,

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Kathy Antwine, Recording Secretary