

**BUCKHORN RANCH ASSOCIATION  
BOARD OF DIRECTORS MEETING  
JULY 25, 2020 –10:55 A.M.  
VIA ZOOM**

**Board Members present:**

Frank Woodruff  
Jan Dijkstra  
David Brennan  
Kate Somrak  
Tom Shepard  
Cathy Low  
Jeff Hermanson

**Others participating:**

Rob Harper, Toad Property Management  
Beth Appleton, Association Counsel  
Grant Bremer

Rob called the meeting to order at 10:57 a.m. and confirmed there was a quorum.

David made a motion to elect the following officers and Jeff seconded the motion. The following officers were unanimously appointed:

President	David Brennan
Vice President	Frank Woodruff
Treasurer	Kate Somrak
Secretary	Jan Dijkstra

David thanked Grant for his service on the Board and said a gift certificate from a local restaurant would be purchased.

David made a motion to form a three person Finance Committee chaired by Kate Somrak. Jeff seconded the motion and it was unanimously approved. Kate agreed to follow up with owners who might be interested in joining the Committee.

David said the Road Committee would continue with their work and Frank said he was working with Grant on Water Company matters so the transition would be smooth when Frank left the Committee. The focus for the Water Company would be the 3 year project of the new well and an engineering firm would be retained. Frank outlined smaller projects the Water Company was working on. Frank explained Jack Dietrich would be retiring between August 2020 and August 2021 and the search was underway for a replacement.

Kate said the 2017 and 2018 audit was almost complete and everything was looking good.

Cathy said the new surface on the runway had been a big project and going forward the work would just be maintenance. Jeff said communications with owners would be improved and the Airpark now had a better understanding of the operating costs and Cathy said she would look into setting up a Facebook Group.

It was generally agreed it would be helpful for the Board to have some assistance keeping track of tasks and David agreed to continue to consider options. The design review process was discussed and it was generally agreed Bart was a good resource during the construction process and bringing in a third-party professional to review plans and remove any potential conflict between neighbors might be beneficial. The funding and scope of the role was discussed. It was agreed to research options to remove subjectivity during the review process and to also work on amendments to the Design Guidelines.

David and Beth agreed to follow up with Eric regarding a walking trail and Ryan regarding trailers. Beth confirmed the Covenants were broad enough to permit some changes to the rules and regulations regarding recreational trailers. David said he would follow up with Dawn and find out if there were any additional concerns about short term rentals.

Frank made a motion at 12:04 pm to adjourn the meeting. Kate seconded the motion and it was unanimously approved.

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Prepared by Rob Harper  
Toad Property Management