



***Bandanna Ranch HomeOwners Association***  
***Meeting Minutes***  
(December 17th, 2022)

HOA Board Members:

Shane Tarbet, President  
(Chuck Wagon/ Moose Ridge Trustee - Roads/Maintenance, Committee Chairman)

Brian Martinez, Vice President  
(Buckboard Trustee - Fire)

Steve Hille, Treasure  
(Stagecoach Trustee, Treasurer)

Annette Johnson, Secretary  
(Elkhorn Trustee, Architectural Committee Chairman)

Dale Savage, Trustee at Large  
(Dumpster & Weeds Committee Chairman)

Account/CPA: Kristen Mar/ Steve Hille

Roads/Maintenance: Shane Tarbet Chairman), Butch Berger, Dave Peterson, Dale Savage, Greg Record

Architectural Committee: Annette Johnson, Carter Childers, Dave Funkhouser

Dumpster/Weeds Committee: Dale Savage (Chairman), Blake Andersen, Robert Landon, Sharon Brown, Steve Martinez

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**Attendance:** Shane Tarbet, Brian Martinez, Steve Hille, Annette Johnson, Dale Savage

**Guest:** Greg Record, Vicki Salvage, Les Park, Dave Larson, Mike Young, Shohn Boyd

**Welcome:** Meeting called to order by: Shane @ 10:33

1) Motion of Approval of last meeting minutes by: Dale

Motion 2<sup>nd</sup> by Shane

- 2) **Financial:**
  - a) Steve went over financials.
- 3) **Road Committee:**
  - a) Front gate road issues where there is a trench is going across road needs to be repaired.
  - b) Board agreed that Doc will be over the snow removal and we need to call him.
  - c) Board agreed that Mike will hit the dug ways automatically. When we get snow Doc and Steve will go around and check to see what needs to be plowed.
  - d) Shane will send letters to the homeowners in the unimproved area to have them put 18" culverts in.
- 4) **Architectural Committee:**
  - a) Nothing new. Need to notify people that they need a dumpster for their building materials.
- 5) **Dumpster/ Weeds Committee:**
  - a) We need to do something to prevent other people dumping in our dumpsters. Discussing moving dumpsters. Shohn will check on how much chemical is for next year.
- 6) **Open Issues:**
  - a) Trespassing issues, people coming in hunting on Bandanna Ranch.
  - b) Letter from Thunder Ridge:  
HOA Board took a vote that Shane will email Luke Harrison (President of Thunder Ridge) and let him know that in no way do we want to change anything. They need to follow our CCR's and By Laws according to the court order. So we have a record of the conversation.
  - c) Issues with Gary Metzger lot BRS-0013 brought up by Rex & Babette. Board voted that they should call the Sheriff's office and report to them first and then notify Shane.
  - d) James Gober lot BRS -0290. Steve will call attorney and find out what is going on with this lot.
- 7) Next meeting will be February 18<sup>th</sup> @ 10 a.m. It will be at Doc's house.
- 8) Motion to adjourn meeting: Shane @ 11:47 a.m.  
Motion to adjourn 2<sup>nd</sup> by: Brian