

Ransom Canyon Property Owners Association
Board Meeting Agenda
Tuesday, October 7 , 2025
The Ranch House
Time 6:30PM

- I. Call to Order
- II. Prayer
- III. Roll call of Directors, Proof of Quorum
 - A. **Present:** David Riley, Bryan Gaddis, Judy Laney, Ashley Hougland, Clay Fowler, LaRue Hand, and Marianna Willingham.
 - B. **Absent:**
- IV. Proof of notice of meeting
- V. Approval of minutes of preceding meeting
- VI. Report of Officers
 - A. **President's Report - David Riley**
 - 1. Myself, Bryan, Judy, Ashley, and Marianna met with attorney Greg McCauley regarding updating our bylaws and deed restrictions.
 - a) Goals
 - (1) Add positions to the officers who do not have positions
 - (2) Add instructions to refer to Robert's Rules of Order
 - (3) Update our bylaws in accordance to state legislature changes since 2019
 - (4) Add rental restrictions
 - 2. Brookhollow Pump status
 - B. **Vice President's Report - Bryan Gaddis**
 - 1. No Report
 - C. **Treasurer's Report - Judy Laney**
 - 1. Report
 - D. **Secretary's Report - Ashley Hougland**
 - 1. No Report
 - E. **Officer #1 - Marianna Willingham (Acting Parliamentarian)**
 - 1. Report
 - F. **Officer #2 - Clay Fowler**
 - 1. No Report
 - G. **Officer #3 - LaRue Hand**
 - 1. No Report
- VII. Report of committees
 - A. **Chapel**
 - B. **Events committee**

C. Ranch House Report

1. John Kincaid and Ron McWilliams of Roofs Inc. repaired the Ranch House roof.
 - a) Repair rake edge at Northwest corner of building.
 - b) Remove and replace 5 pipe boots - 4 on the south side, one on the north side.
 - c) As shown in the photos, these boots are leaking causing ceiling tiles to become wet.
 - d) Mechanically fasten the gutter back in place at the main entrance dormer location.
 - e) Inspect the roof for missing or overtightened screws & replace missing fasteners.
 - f) The above referenced job will be completed for the sum of \$800.00 This price includes all material, labor and equipment to perform said job.
2. September 23rd we received an invoice for the roof repair and voted via email to approve the payment of \$800.
 - a) Ashley motioned to approve
 - b) Clay Fowler seconded the motion
 - c) All in favor - Judy Laney, Marianna Willingham, Bryan Gaddis

D. Pool Report

E. Police Department Updates - No Report

F. Fire Department

G. City Hall Announcements

VIII. New Business

IX. Homeowner Q & A

X. Adjournment

XI. Action

- A. Bridges through Brookhollow are in need of repair
- B. What projects does the community want?
- C. 2 year capital plan
- D. Add - That residents can improve the boat docks at their own expense. Discuss and make revisions.

XII. Committee

- A. Strategic finance committee - provide affordable amenities
- B. Bylaws committee - we now have two volunteers
- C. Fundraising activities