

INDEPENDENCE RANCH COMMUNITY SERVICE DISTRICT
6289 Hawk Ridge Place, San Miguel, Ca. 93451
www.iranch.org

Minutes of the Regular Board Meeting 10/14/2021

Warbirds Meeting Hall 6:30 P.M.
4251 Dry Creek Rd. Paso Robles, Ca. 93446

Meeting called to order 6:32 P.M.

Pledge of Allegiance/Roll Call: Terry Leezer, Patti Claude, John Hunter, Cinde Stark, and Mark Kenyon - Present. Kerry Davenport- General Manager- Present

Public Comments: Mark Ciampi, Wade Rhoss, Virginia Green, Scott Patterson, Matt Costello, Holman, Shaana, Meehans, Mark & Stephanie Willits was present. There was discussion from the public on the future road needs, and safety issues.

Approval of Agenda: Patti Moved and Mark seconded a motion to approve the Agenda. Carried unanimously.

Approval of 9/9/21 Minutes: Patti moved and Terry seconded a motion to approve the Minutes. Carried unanimously.

Approval of Treasurer's Report and Financials: Terry moved and Patti seconded a motion to accept the Financials. Carried unanimously.

By-laws: The revised By-Laws were read by Patti out loud for the second reading. Terry moved and Patti seconded a motion to adopt the by Laws. A roll call vote was taken and it carried with 5 ayes.

Road Safety: There was discussion on flashing lights at mailboxes, dips versus bumps, other traffic calming measures, and discussing about getting the county to do a speed survey. No discussions were made at this time due to low financial resources.

Project of additional lighting at entrance: Tabled

Grant Update: None

Start Dialog on future road repairs: There was discussion. No major road repairs or additional chip sealing can be done while we are still making payments on the original loan without raising dues. Discussion will continue. Our next payment on the loan is due in February and is amount \$29,000.

Manager's Report: Homeowner letter was sealed, addressed and mailed. Information on the audits was taken to Auditor. They should be done by the next meeting. Terry closed the bank account with Premier Bank and transferred the money to our new account. The 6/21-6/21 information for the audit is where we are short information due to the change in General Managers and Brad's lack of financials and non-communication. I am suggesting we should have the auditor (who has done the audits for the last 6 years and knows us), and is retiring, try and do this last audit for us. Patti moved to have Crosby do the 6/21 audit for us at \$3,500, seconded by John carried unanimously.

Comments from the board: none.

Presidents Update: none.

.
Our next meeting will be on November 11, 2021. John moved and Patti seconded a motion to Adjourn.
Carried unanimously. 8:20 p.m.

Submitted by Kerry Davenport, General Manager

4:32 PM
11/09/21
Accrual Basis

Independence Ranch SCD
Balance Sheet
As of October 31, 2021

	<u>Oct 31, 21</u>
ASSETS	
Current Assets	
Checking/Savings	
American Riveria Checking	32,927.18
American Riveria Reserve	<u>3,540.88</u>
Total Checking/Savings	36,468.06
Total Current Assets	<u>36,468.06</u>
TOTAL ASSETS	<u>36,468.06</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Credit Cards	
Independence Ranch Community Se	8.00
Total Credit Cards	<u>8.00</u>
Other Current Liabilities	
USDA Rural Developmenr Loan	356,280.00
Total Other Current Liabilities	<u>356,280.00</u>
Total Current Liabilities	<u>356,288.00</u>
Total Liabilities	356,288.00
Equity	
Opening Balance Equity	-330,715.88
Unrestricted Net Assets	21,522.48
Net Income	<u>-10,626.54</u>
Total Equity	<u>-319,819.94</u>
TOTAL LIABILITIES & EQUITY	<u>36,468.06</u>

32,00

4:29 PM
11/09/21
Accrual Basis

Independence Ranch SCD Profit & Loss Detail October 2021

Type	Date	Num	Name	Mem'o	Clr	Split	Amount	Balance
Ordinary Income/Expense								
Income								
Taxes Income	10/29/2021		sls tax collector	Deposit		American Rive...	6,275.00	6,275.00
Deposit							6,275.00	6,275.00
Total Taxes Income							6,275.00	6,275.00
Total Income								
Expense								
General Manager	10/14/2021	1018	Kerry Davenport			American Rive...	300.00	300.00
Check							300.00	300.00
Total General Manager								
Office Supplies	10/12/2021	cc	Walmart	ink		American Rive...	53.22	53.22
Check							53.22	53.22
Total Office Supplies								
Repairs and Maintenance	10/25/2021	cc	Lowes	Road Patch		American Rive...	10.40	10.40
Check							10.40	10.40
Total Repairs and Maintenance								
Total Expense							363.62	363.62
Net Ordinary Income							5,911.38	5,911.38
Net Income							5,911.38	5,911.38

4:35 PM

11/09/21

Independance Ranch SC
Check Detail
October 2021

Type	Num	Date	Name	Item	Account	Paid Amount	Original Amount
Check	cc	10/12/2021	Wallmart		America ⁿ Rivera ..		-53.22
				Office Supplies		-53.22	53.22
TOTAL						-53.22	53.22
Check	cc	10/25/2021	Lowes		America ⁿ Rivera ..		-10.40
				Repairs and Mainte...		-10.40	10.40
TOTAL						-10.40	10.40
Check	1017	10/14/2021	void		America ⁿ Rivera ..		0.00
TOTAL						0.00	0.00
Check	1018	10/14/2021	Kerry Davenport		America ⁿ Rivera ..		-300.00
				General Manager		-300.00	300.00
TOTAL						-300.00	300.00