

**INDEPENDENCE RANCH COMMUNITY SERVICE DISTRICT**  
**6289 Hawk Ridge Place, San Miguel, Ca. 93451**  
[www.iranch.org](http://www.iranch.org)

**Minutes of the regular Board Meeting 5/11/2023**

Warbirds Meeting Hall 6:30 P.M.  
Paso Robles, Ca. 93446

Meeting called to order 6:30 P.M

Pledge of Allegiance/Roll Call: Terry Leezer, Patti Claude, Charles Miller, Kerry Davenport- General Manager- Present

Public Comments: Greg Hanson accused the Board of lying as he took issue with specific items which the Board subsequently refuted. Mr. Hanson contended the Board sprayed weeds in a public area without proper notice and reported it to the County. In response the Board stated they did not authorize or fund the weed spraying and this action was done on private property adjacent to an easement. The Board also noted that numerous residents were spraying their properties on the Ranch. Mr. Hanson decided to only report a single resident a Board Member which gave the appearance of a retaliatory action to an ongoing safety issue dispute where Mr. Hanson refuses to comply with the State Codes and the Board's authority in these matters. Mr. Hanson also challenged the results of a recent survey letter which the Board outlined. The President instructed the GM to send him the report. Finally, he demanded an apology from Terry which the Board said they could not make on his behalf. Danny Mehan wanted to know what the 7 FEMA projects are as he missed that meeting. George Tracy said the March meeting minutes were not posted Kerry said they were after deliberation it was deduced that George was talking about the Special Meeting March Minute's which Kerry said would be taken care of apologized for their being missing.

Approval of Agenda: Patti moved and Terry seconded a motion to approve the Agenda. Carried unanimously.

Approval of March 2023 Minutes: Patti moved and Terry seconded a motion to approve the Minutes. Carried unanimously

Approval of Treasurer's Report and Financials: Patti moved Terry seconded a motion to accept the Financials for March 2023. Carried unanimously.

By-Laws – Update – 2.2 changed to: If a board member misses 4 meetings in a calendar year, it will be an automatic termination and will take effect immediately. 2.8 added – A Board Member may vote absentee through the Board President or the General Manager in writing. Ordinances: 5. Added Title 15 of the San Luis Obispo County Code, 6. Owners are responsible to make sure water flows freely in their culverts or their driveway crossings. Patti Moved and Terry seconded a motion to make these changes to the Bylaws. Carried unanimously

FEMA – WE have filled out all applications and additional paperwork for FEMA. The deadline is 5/15. After that we are just waiting to see if we get approved. Our weak spot is having a written maintenance history report.

Developers Guide - Postponed until next month.

Management Report: Helped Charles and Terry with the damage report. Attended 3 meetings.

Road Repairs: Terry, Charles, Patti, Tina, Leo & Dena worked on temporary pot hole repair as well as some asphalt repair during the month to hold us over until we hear from FEMA.

Comments: Greg requested a report on the responses of the Pulse Letter and a copy of the scope of work from FEMA. Kerry to get him these.

Adjournment and next meeting: Patti moved and Terry seconded a motion to adjourn at 8:05 pm. Motion Carried Next meeting will be June 8<sup>th</sup>.

Presented by Kerry Davenport, General Manager

Note: After the meeting was adjourned a Homeowner verbally threatened a Board Member. The Board feels law enforcement may be required at the next meeting