



Los Ranchos Del Rio Property Owners Association

P.O. Box 2914, Sunland Park, NM 88063

<http://www.losranchosdelrio.com>



Board of Trustees

Jason Beaver, President

Jonathan Johns, Vice President

Jim Daw, Treasurer

Grace Pier-Hanson, Secretary

Michael Steele, At Large

May 21, 2024

Re: Monthly Meeting of Trustees

Trustees Present: Jason Beaver, Jonathan Johns, Jimmie Daw, Grace Pier-Hanson, and Michael Steele

Member Present: None

Meeting called to order at 6:11

1. **Minutes;** Minutes were approved
2. **ACC Report;** There has been an inquiry about guidelines for building a house on one of the community's empty lots. The house on 103 Ranchos Del Rio Dr. has not been completed. A letter will be drafted as they are in violation for having the trash bin overflowing and allowing trash to be spewed throughout the property.
3. **Treasurer Report;** JD reported that LRDR bank account has been steady at \$70K. The contract with Spectrum ended on May 21st. JJ will return the equipment from the arch. The equipment at each residents home will be the responsibility of each resident as we do not have a contract with any company that can do the removal. JD will continue to get estimates on finding a person/company to maintain the foliage at the gate and spray for weeds throughout the community. JD also contacted George Brooks to mow the overgrown weeds on the empty lots.
4. **Secretary Report;** GPH suggested drafting a "Welcome to the Neighborhood" letter for those moving to our community with pertinent information. JD suggested we send this letter to all residents as others may benefit from the information. He also suggested including a pre stamped card where the residents could send back to the board updated contact information, as many phone numbers are not valid any more. The info will ONLY be used to keep the residents abreast about what is going on in the community.
5. **Vice President Report;** JJ contacted several companies to keep up with the greenery at the arch and spray for weeds throughout the community. The estimates came in high. Therefore it was decided to continue to contact other companies/person. Suggestion for the Welcome Letter was given i.e. waste mgt. grappler, trash day, gate contact for events & remotes, ACC info, website & wood burning guidelines to name a few.
6. **President Report;** A letter of violation was sent to 105 Quarter Horse for running a party hall at that location. Two separate residents have complaints against 100 Thoroughbred Ct about running an Adult Foster home from this location. The State will be contacted to verify these claims. JB will reach out to the Mayor about using leftover asphalt to use on the community streets. A fence will be added to the south end of Appaloosa Street to discourage access from that end.

The next meeting will be on June 18th 2024 at 6 pm at Butter Smith

Meeting Adjourned at 7:08 pm

Minutes by Grace Pier-Hanson