

- 8:30 Finance Committee Meeting Called to Order
- 8:35 Finance Committee Member Changes (Mike Treadaway)
- 8:40 Approval of 6/5/2026 FC Minutes (Mike Treadaway)
- 8:45 May/June 2026 Financial Overview (Brian Burns)
- 9:05 2026/2027 Forecast (Brian Burns)
- Income Statement Forecast
 - CAPEX Forecast
 - Strategic Financial Model (SFM) Update
- 9:55 CAPEX Project Updates (Kyle Cummings)
- Compactor ROI Update
 - WWTP/DEQ Permit/Outfall Relocation
 - Chlorine Contact Basin & FET
 - Well #3 Replacement
- 10:15 Ranch Entity Structure & Insurance Discussion (Steve Sargent)
- 10:25 Financial Health Subcommittee Update (Mike Treadaway)
- 10:35 Other Finance Committee Items (FC)
- 10:45 Break
- 10:55 Board Meeting Called to Order
- Approval
- Approval of Board Meeting Minutes (Advance Materials)
 - ARC Submissions (Advance Materials)
 - NRC Submissions (Advance Materials)
 - *Motion to Approve Consent Agenda or Remove an Item for Discussion*
- 11:00 Roles, Procedures and Expectations of Board Members (Bob Chamness)
- Welcome new Board Members
 - What Makes a Good Board
 - Duties of a Board Member/Business Judgment Rule
 - Relationship to Management
 - Standard Operating Procedures

- 11:20 Facilities and Infrastructure Committee Report (D'Mark Mick)**
- 11:30 Strategic Plan Progress Report (Kyle Cummings)**
- Financial Health
 - Governing Structure
 - Ranchowner & Guest Satisfaction
 - Natural Resources
 - Ranch Operations
 - Safety and Access
- 11:45 Action Items**
- Recommendation of Board Representation for the Finance Committee
 - ARC Rules incorporated into Ranch Rules – 1st read
 - Rules of the Road – 1st read
- 12:05 Committee Updates**
- ARC
 - ARC Fee Review and Proposal - 2nd read
 - NRC
 - Paulina Spring Restoration Update
 - Firewise
 - Operations/Access/Safety
 - Access Program and Communication Update (Jill Rivoli)
- 12:35 Lunch Break**
- 1:00 Informational Items**
- 2026/27 Schedule of Meetings
 - BBR Police report regarding enforcement behind the gates
- 1:15 Open Mic for Ranchowners**
- 1:30 Satterwhite appeal of Management's decision regarding mutual indemnity clause within Ranch rental agreement**
- 1:45 Open Forum**
- The three biggest risks facing the Ranch

**2:00 Adjourn to Executive Session to consult with legal counsel regarding
governance, personnel, and/or other issues**

Upcoming Board Meetings

Friday, September 25, 2026 | 12:30 pm to 4:30 pm | Regular Board Meeting

Wednesday, October 7, 2026 | Ranchowner Forum

Friday, October 23, 2026 | 12:30 pm to 4:30 pm | Regular Board Meeting

2026/2027 Board of Directors

Bob Chamness, Chair

Mike Treadaway, Treasurer

Carrie Casebeer

Geoff Huntington

D'Mark Mick

Bob Gulick, Vice Chair

Mark Christie, Secretary

Allan Dulwick

Pamela Knowles