

June 17, 2017 CCHOA Monthly Meeting Lakehills Library Lakehills Tx.

George called the meeting to order at 10:16am

Directors Present: George Fink, Fred Pokrant, Jaried Singletary, Maria Salvaterra, and Carrie Scott

Carrie read the minutes for May. Motion made to approve with amendments, motion passed.

Jaried read the Financial Report:

Wells Fargo Savings Acct: \$ 6340.99

2 CD's \$5088.18ea

Checking:

 Vaquero \$320.25

 Library \$ 20.00

 Fencing \$1940.00 fencing

Deposits \$ 0

 Balance 15,061.22

Traveler's Insurance is renewing policy and the premium will increase 4.% \$3600.00 a year. Bill is due in August. Motion made to pay the increase on the insurance policy, motion passed

Motion to approve Financial Report, Motion passed.

Nothing new for Architectural Committee

Maintenance Committee: Fence and signs. County commissioner is trying to have the sheriff's ticket illegally parked cars and towing off cars. Maria said Deborah Ryan bought No Trespassing Signs to place at the park entrance by the river. John Andrade with Road and Bridge is placing No Parking Signs along our lower park. The game warden has been called for several reasons concerning the river. It was discussed that the City Park is free during the week and has a fee on the weekend. The county needs another place for free for people.

Have to check for County Commissioner meeting and post times. Motion made for Dale Hiner to mow the park. Motion Passed

Old Business: Entryway, a discussion was had about the entryway design Rob designed. Then went on to the gate opener. Maria submitted a statement of work. Carrie had received a bid for a gate opener that didn't include the same statement of work. The gate opener was tabled until Carrie received a bid and work to be done to include items to be closer to the opener Maria submitted. Motion made to get more info on the gate opener from Carrie. Motion passed

Carrie discussed the Covenant Revision update and will be ready for the mail out and sent out to every one.

A question was asked about the precincts. At the river crossing there are precincts separated into a couple. Ours is Precinct 4 Jody Rutherford. A discussion was had about the river access to place rocks so vehicles cannot park on our park property.

Open Session: Anne discussed items we are considering to be capital improvements and have people vote at the annual meeting for any improvement that would be as a considerable cost to improve the community such as the fence Rob designed or a pavilion. Jaried asked for all to be considerate of the trash dumped. Maria suggested a camera to capture who is dumping what. There was a discussion about the money in the account and that it needs to be spent on the community.

Fred suggested a nomination committee formed. Rob Platt and Anne Hopkins volunteered. Scott Williams was also included with Minerva Garcia. This is to be placed on website and bulletin board.

Fred also stated that there would be rules to be followed at a meeting to keep order at the meetings. Fred will develop a set of rules to be followed and will be voted on to be used in the meetings.

It was asked for Rob Platt's design to be placed on the website.

Anne is still checking on a sign for the upper park concerning the slope.

There was some discussion about the process of the election.

Adjourn to Executive Session: Discussed sending a letter to a resident to clean an area of the home. Motion was made to send a letter addressing cleaning of the entirety of the front of the house and that will be acceptable even if any patina changes to the stucco. Discussed dead trees. An owner is cutting some of his. The Maintenance committee will do dead trees when it's cooler and to be sure we don't trespass on anyone's property. Carrie wants to talk with one owner to discuss chipping branches when we get the chipper. Maria asked if we were sending letters or 209 letters to go after violations. Assessments that are over due discussed placing liens on them. There were payments made from sending invoices with the newsletter. The tax assessor placed the property values back to the 2016 values.

Motion was made to adjourn, motion passed 11: 58 am

George Fink

Carrie Scott