

# **Woods of Brushy Creek Homeowners Association**

## **April 18, 2016**

### **Open Meeting**

1. Call to Order: 6:35pm

2. Previous Minutes –

- Andrew Johnson moved to approve previous meeting's minutes. Leslee Beldotti seconded. Approved October 19, 2015 minutes.

3. Property Managers Report –

### **Pool**

- New signs need to be approved and obtained. Reviewed rules with members in attendance. Suggested getting document case for displaying pool rules.
- Investigating tree trimming and clean up obligations for MUD versus HOA.
- Settling at back of deck has caused crack in pool. Repairs planned for in the fall 2016.
- Parking lot re-pavement/re-seal bids reviewed. Andrew Johnson moved to proceed with Alpha Paving. Melinda Conner seconded. Board approved hiring Alpha Paving.
- Furniture to be replaced and interior of fence restrained after pool and deck has been repaired.
- Board approve the installment of one towing sign in front of the pool parking lot.
- Approved mosquito treatment for pool in 2016.
- Discussed repairing pool by adding french drain. Moved to approve \$960 repair estimate by Austin Echosystems by Andrew Johnson and seconded by Melinda Conner.

### **Miscellaneous**

- Discussed approval of home generators per Texas legislative update on this subject.
- Discussed increasing fine for boats and RVs parked in homeowner's driveways or on street. Proposed increasing fine to \$150 every 2 weeks and remains on homeowner's record for 6 months. Motion to approve one courtesy notice and proceed with fines every 2 weeks. Melinda Conner moved to approve and seconded by Stu Taylor.

### **Financials**

- Income statement reviewed by Stu Taylor.

### **Grounds**

- Stu Taylor discussed repairing lighting at pocket park at HOA entrance. Several lights need to be replaced. Sign and well lights would cost \$305. Board approved having Stu Taylor purchase at cost needed parts and make repairs for free.

### **Community Updates**

- Shelley Looney updated board on Neighborhood Watch activities.
- Discussed homeowner's concern about seeing car driving through neighborhood that was determined to be Goodwin Management's inspection driver. Goodwin Management agreed to have driver put sign identifying their car as such.
- Andrew Johnson moved to have Matt Lacey become co-chair of ACC committee. Stu Taylor seconded and board approved.

### **Upcoming Meetings**

- July 18, 2016 and October 17, 2016.

### **Homeowners Concerns**

- Home owner in attendance asked about dealing with noise complaint.

### **Adjournment**

- Meeting adjourned at 7:50pm.