

January 27, 2019

Board Members Present: Bill McClure, Wayne Roberts, Nancy Aspaas, Bill Fleming, Brad Cunningham

Others in Attendance: Cyndi White, GloboLink Representative

The minutes from the Annual meeting were reviewed and approved by the board. Addendum to the annual meeting minutes will include the executive session. During this session the new board positions were assigned was approved.

Meeting was called to order by Brad Cunningham at 6:00pm.

Budget was reviewed by Wayne Roberts.

The board was operating with a goal to generate a fund of 50% of annual operating budget. Decisions and adjustments were made with this goal in mind. This goal has been met ahead of schedule as of January 2019. Additionally, the treasurer anticipates being ahead on financials for the upcoming budgetary year. No adjustments to line items need to be made for the upcoming budget year.

Three homeowners are non compliant for the payment of annual dues. Late fees will be assessed. Cyndi confirmed that GloboLink sends communications to homeowners in US mail. Brad moved to waive \$17 late fees and finance charges on one property and send warning letters to two other homeowners regarding non payment and finance charges. Cyndi will update the board on the progress and process of managing these missing dues and fees as they become available. Treasurer's report was concluded.

Bill Fleming remarked on his observation of increased police presence in the neighborhood. Brad Cunningham gave the board a brief update and described his involvement in the Hurst 101 program (community education program available by invitation) that involves presentations by various city government officials and programs that serves as informational to citizens.

Social committee representative Nancy Aspaas gave an update on the purchase of new Christmas décor for holiday 2018. The final cost was below the estimated \$300. An additional \$100 investment for the new homeowner welcome bags was made and will be used for the next four new homes purchased in 2019.

Landscaping update was discussed briefly by the board. Mosley continues to do a good job and the board is satisfied with their contract. Clarified by Brad Cunningham was the fact that we need to be sure to let them know that the plan is an aggressive trim to the Bradford pears in an effort to maintain them as long as we can before they are overgrown and would need to be replaced. He will confirm with Mosley that this is the desire of the board. We need to figure out when the landscaping contract is renewed and determine if we need to bid it out again and get a competitive bid. Board agreed that their bid was the best available at the time of the last bid.

Brad asked if the irrigation of the neighborhood is on a timer. It is a priority for the board to make sure we are not wasting water and \$\$ on water. Our current budget for water is appropriate. It was confirmed that the water is managed with a timing system and that Brad will clarify the adjustments made to that system with the landscaper.

The subject of roof compliance came up. Brad will draft a letter to go out to homeowners as a friendly spring reminder about modifications to the exterior of any home.

The next board meeting will be April 28, 2019 at 6pm.

Brad moved to conclude the meeting at 6:37 Wayne Roberts seconded.