

**Reatta Ridge HOA
Meeting Minutes
April 3, 2017 6pm**

- Call to order
 - Garry called to order at 5:57 pm with Garry DeLong, Rick Stanton, Kenneth Harbin & Suzen Fyffe in attendance

- Review & Approve
 - Minutes of March 6, 2017
 - Motion made by Garry & seconded by Rick to approve
 - Treasurer's Report
 - Financials for March including expenses, performance to budget & bank balance.
 - Ken presented current documents. Motion made by Rick, seconded by Garry to approve
 - Update on home sales/closings. Invoices have been sent
 - Update on current and past dues collection.
 - Ken presented documents showing all past due invoices.
 - Discuss & act on past due accounts for collection process.
 - Accounts 10300117,101001101, 104001102 & 200001456 have been sent to collections.

- Report Updates
 - Architectural
 - Discuss & act on homeowner requests.
 - 433 Goodnight requested approval for outside building/flowerbed-John attended meeting
 - 441 Goodnight requested approval for sidewalk
 - 443 Goodnight requested approval for stone border
 - 444 Chisholm requested board to consider metal roofs
 - 431 Chisholm requested board to consider metal roofs or slate grey shingles
 - Motion made by Rick, seconded by Suzen to approve all requests
 - Dispute Resolution
 - Discuss & act on updated Dispute Resolution Policy.
 - Garry will draft a 14-day warning letter before violation fines commence
 - Motion made by Suzen, seconded by Ken to approve Covenant Enforcement & Fining Policy
 - Motion made by Rick, seconded by Garry to approve the 2012 amendment, 2nd bylaw amendment cover sheet to file with Denton County
 - Discuss & act on current and past code violations.
 - Website
 - No up date
 - Landscape
 - Progress/plans on for entrances.
 - Rick will approach John (a landscaper) for impute
 - Sprinkler's will need repair in May by Ty Moore
 -
 - Social Committee.

- Update on Welcome baskets.
Currently 8 baskets are assembled and ready (letters have been sent to new owners) but will need a total of 10 to take care of all new owners.

- Pool

- Pool

- Opening date discussion.
The board is working towards a pool opening of April 29, 2017

- Update on pool party.
Scheduled for May 6 2017, 4-6 pm with a rain date of May 20th
Menu is set and decorations are ordered

- Repairs/Maintenance • Discuss & act on pool fence.

- Ken is getting bids

- Both pools will need to be re-plastered in 2018

- Discuss plans to drain pool.
Jerry will start draining as soon as weather permits •

- Update on canopies

- We will be getting the old one back & Ty will install

- Old Business

- Update on city council/city zoning meetings. No update Pond cleanup.

- Update on Justin planning workshop.

- New Business

- Discuss options for perimeter fence.

- Adjourn – 8:36 pm

NEXT MEETING MAY 4th AT RICK'S HOUSE