

Meeting Minutes July 12, 2023, 6:30 PM

You are invited to a Zoom meeting.

When: Jul 12, 2023 06:30 PM Central Time (US and Canada)

Register in advance for this meeting:

https://us02web.zoom.us/meeting/register/tZUlce-rrTovHdCBQnVwFD6Nfa-rv2VFFUgM

After registering, you will receive a confirmation email containing information about joining the meeting.

- Call to order 6:34pm
- Review & Approve:
 - ✓ Minutes of June 14, 2023 regular meeting. Approved
 - ✓ Treasurer's Report
 - Financials for June including P&L, YTD Budget vs Actual & balance sheet.™
 Accepted
 - Update on home YTD sales/closings.
 - Update on leased houses & leasing requests.
 - Update on dues. None
- Update on business conducted electronically between meetings.
 - 1 new lease approved.
 - Had portion of tree blow over on John Wiley at Sierra, board approved to have all trees trimmed in the common areas along the perimeter, pool area, and pond area, also to remove the remaining dead trees at the ponds.
- Report Updates
 - ✓ Architectural
 - Update on ACC requests
 - Discussion on ACC decisions. Many approvals
 - ✓ Landscape
 - Update on sprinkler leak on John Wiley
 - Fallen branch triggered more tree trimming. Gary and Kenneth decided to trim trees growing into yards along wall to avoid issues. Clean up of dead trees at pond.
 - Sprinkler system leak fixed on John Wiley.
 - o Pool sprinkler head fixes and checkup.
 - o Clay mentioned a spool needs to be removed.
 - Homeowner mentioned taking care of landscaping between retention walls.
 Kenneth says we're waiting on response from city.
 - ✓ Website
 - Website Comments & Suggestions

- o Pool
 - ✓ Repairs/Maintenance
 - Update on facility cameras/security. The cameras are operational and recording. Triggers still need to be configured.
 - o Filter in process.
 - o More chemicals are being added due to more people in the pool.

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- Old Business
 - ✓ Update on potential meeting with John, developer of phases 3&5. Need to know date pool will be constructed.
 - ✓ Update on entry signs. Suzan to coordinate. Battery still on back-order.
 - ✓ Update on Oncor proposed power line. City meeting is 7/13, but Oncor will not be there. Gary feels we're not agreed enough to go before the city to protest or agree.
 - ✓ Suzen moves for a vote against installing transmission lines in the neighborhood and to be moved somewhere else.
- New Business
 - ✓
 - ✓
- Adjourn General Meeting and move into Executive Session 7:35pm

NEXT MEETING WED AUG 9TH 6:30PM

- Executive Session
 - ✓ Covenant Violations & Enforcement
 - Discuss and vote on covenant violations and remedies including fines and/or suspension of common area privileges.
 - Discuss results of drive-through, issues reported, & resulting letters of notice if any.
 - ✓ Past Due Accounts
 - Discuss and vote on legal remedies regarding past due accounts up to and including fines, interest, and foreclosure of property.

Meeting adjourned 8:04pm