

Minutes
June 2018 Workshop and Executive Meetings
Board of Directors, Meadowlakes Property Owners' Association

Workshop, June 4, 2018:

The meeting was called to order at 6:00pm by President Joe Summers

Board members Gerry Mason, Joe Summers Jerrial Wafer, Richard Salinas, Steve Newton and Joy Marcou were present. Mel Hazlewood was absent. Ten residents also were present.

Joy Marcou sat-in for Mel as Secretary and presented the minutes of the April 30, 2018 workshop and the May 8, 2018 executive meeting for review and final consideration at the June 12, 2018 executive meeting.

Scheduled Business:

1. Park Naming

Joe Summers provided the Directors with a Park Naming Ballot consisting of 25 names. Each Director was asked to select their five favorite names, rank them in order of preference, and email to Joe by Monday June 11, 2018. The winning name will be selected at the June 12, 2018 executive meeting.

2. POA/City Council Cooperation

Joe Summers discussed two possible methods for coordinating with the Meadowlakes City Council on issues. One method is to continue 'as is' with Joe meeting regularly with the Mayor and City Manager for informal discussions. The second would be to establish a more formal process with some type of committee to review and evaluate joint topics.

Joy indicated that her preference would be for a more formal process. Also, for the Board of Directors to develop short and long-term plans for improvements.

Joe proposed establishing a preliminary group of 2 members from each group to come up with a proposal on establishing a joint cooperation committee.

3. FY 2018-199 Budget

Joy presented the proposed budget for next fiscal year. Each line item was discussed and several changes were proposed. Updated copies will be emailed by Joy to the Directors for further review and consideration.

4. Building Committee Review

The review committee has met twice. Thus far, the committee will propose the City: 1) retain ATS Engineers to review plans for compliance with building codes and 2) maintain a building committee of five members to review plans for City/POA requirements and compliance oversight.

5. City - POA meeting

Joe had new nothing to report. The issue of future meetings was addressed under POA/City Cooperation.

6. POA/City Labor Contract

The Board broke into closed session at 7:45pm to discuss the issues related to the current POA labor contract with the City.

Member reports:

Treasurer's Report: Joy presented the budget analysis report. She reported that, of the 28 individual delinquent accounts, six have paid in full, seven opted for a payment plan, ten assessment liens were recorded for non-payment, and she is still working with two individuals to come up with a payment plan they can afford. As a result we have collected \$3,930 in assessment fees over the budgeted amount. The cash management report will be presented at the executive meeting.

Storage Facilities: Steve provided a proposal for striping each parking space. Total cost is estimated at \$700.

Security Gate: Jerrial had nothing new to report.

Celebrations: Richard reported there were 184 meals, out of 250 available, were sold at Memorial Day picnic. The number of participants was down due to the excessive temperatures. Also, next time issuing tickets or handing out plates will ensure all meals are paid for. The excess food was given to the Marble Falls Volunteer Fire Dept, who in turn, distributed the food to the MF Fire Dept, EMS,

and Police Dept. The next event is 4th of July. Richard is considering a snow cone stand instead of ice cream for the August/September social.

Maintenance: Gerry had nothing new to report.

Citizens Comments:

Georgina Christy ask the Board to consider subsidizing the cost of the life guards to allow the pool to be open additional hours. Currently they are open from 1 - 7 pm Tuesday through Sunday.

The board decided to include the following agenda items at the June 12, 2018 executive meeting.

1. New park naming
2. Coordination/cooperation between POA and City Council
3. FY 2018-2019 Budget proposal
4. Building Committee review process
5. POA/City labor contract

The executive meeting is 6:00pm June 12, 2018. Joe Summers will give the prayer and Joy Marcou will lead the Pledge of Allegiance.

Gerry Mason moved to adjourn the workshop. Richard Salinas seconded. The motion was approved unanimously.

Executive Meeting, June 12, 2018:

President Joe Summers called the meeting to order at 6:00 pm.

Joe Summers offered a prayer and Joy Marcou led the pledge of allegiance.

Six members were present: Joe Summers, Mel Hazlewood, Joy Marcou, Richard Salinas, Steve Newton and Jerrial Wafer. Gerry Mason was absent.

Mel Hazlewood presented minutes of the May 2018 meetings. Joy Marcou moved approval. Steve Newton seconded. The minutes were approved unanimously.

Joy Marcou gave the Treasurer's report and presented cash management and budget analyses for the period through May 2018.

Member Reports:

Steve Newton gave the storage facility report. Steve Newton made a motion to adopt a printed proposal for striping RV Storage Area, with total costs estimated to be \$700.00. Jerrial Wafer seconded the motion. The motion was adopted unanimously.

Jerrial Wafer gave the security report. He noted that 54 parking decals had been issued recently.

Richard Salinas gave the report on celebrations and special events. He said that the Memorial Day event served 189 people and that leftovers had been donated to our local first responders. The July 4th event is in the preparation stage. A Ladies Social also is being planned.

In addition, the Welcoming Committee reported visiting 4 new residents with 10 still to go. They also reported that 54 new residents have been visited since Sept. 2018 and that those residents have a total of 36 children living with them.

There was no maintenance report.

Old Business:

Joe Summers suggested that because voting for the name of the park was so close, the board might consider awarding a \$30 gift certificate to the person suggesting the name which received the second highest number of votes. Mel Hazlewood moved that Joe's suggestion be adopted. Steve Newton seconded.

Mel Hazlewood, Joe Summers, Richard Salinas; and, Steven Newton voted "aye." Jerrial Wafer and Joy Marcou voted "no." The motion passed, 4-2.

Joe asked Mel and Joy to work with representatives of the city council in suggesting how the POA Board and City Council might better cooperate and communicate with each other.

Joy Marcou brought up the FY 2019 budget and need to continue working on it.

New Business:

Mel Hazlewood discussed the need to begin working on the board nominations for the October 2018 election.

Citizen Comments:

Donald Schrawb appeared for his mother-in-law, Jane O'Donnell, to clarify questions about the division of responsibility between the POA and Mrs. O'Donnell mowing and clearing common property abutting her lot.

Items for July meetings:

- Board nominations for the October 2108 elections;
- City Council-POA Board cooperation and communication;
- Discussion of FY 2019 budget, including the drainage issue.
- Update on Building Review Committee;
- Update on POA labor contract with City of Meadowlakes; and,
- POA authority to fine for alleged violations of CCRs.

The workshop will be on July 2, 2018 and the executive meeting on June 10, 2018.

Both meetings will begin at 6 p.m. at city offices.

Richard Salinas moved adjournment. Steve Newton seconded. The motion was approved by unanimous vote of those present.

Joe Summers, President

Mel Hazlewood, Secretary