

WINDSONG RANCH COMMUNITY ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES

Thursday, April 16, 2020

3:30 p.m.

1001 Windsong Pkwy S. Prosper, Texas 75078

Call to Order/Establishment of Quorum

President, David Blom, called the meeting to order at 3:35 p.m. Vice President Craig Martin and Secretary/Treasurer Tina Sauseda were also in attendance. Bob Harvey attended, representing CCMC. All attendees appeared via video conference.

Approval of Minutes

A motion was made by David Blom to approve the minutes from the November 14, 2019 meeting. Craig Martin seconded and all were in favor.

New Business

Ratify Approval of Reserve Expenses

Management advised the Board of one expense from reserve funds in 2020, \$22,701.95 to Koper Enterprises for pool furnishings. David Blom made a motion to ratify approval. Craig Martin offered a second and all were in favor.

Developer Promissory Note

A brief discussion was held regarding the matter of the Developer subsidy payments, and implementing an instrument to formalize repayment. It was noted the document has not been finalized and that this matter be tabled to the next meeting.

Windsong Ranch Café Lease – *Management noted that the Café lease term is due to expire at the end of June. Tenant is expected to renew, and any changes or concerns will be brought to the Board's attention.*

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Prosper Education Foundation Contribution – *A brief discussion took place regarding the need to contribute to the Foundation at this time. Management was directed to place an item on the next meeting agenda to formalize the second contribution of 2020.*

Lease Monitoring

A brief discussion occurred regarding the rental of homes within the community. The Board is interested in reviewing the number of rental homes in the community, with reporting to be done every six months.

The Villas – Parking Enforcement – *A brief discussion took place regarding the enforcement of parking rules within The Villas. It was noted that the issuance of Windsong Ranch parking permits was suspended, and that vehicles noted to be parked/stored on the streets within The Villas would be cited irrespective of permits in place.*

Executive Session

Assessment Collections/COVID-19

A discussion was held regarding the emergency order in place, and the expected affect on the economy and community residents. A determination was made to suspend late and interest fee assessments, and to offer payment plans as needed to those who are in financial hardships.

Foreclosure Action – Account # 48-001C 1006 01 *A discussion was held regarding the account status and advice from legal counsel that the file has been prepared for foreclosure. Noting that there have been no payments received since the initial purchase, and no requests for assistance/payment arrangements, David Blom made a motion to ratify approval. Tina Sauseda offered a second and all were in favor.*

Adjournment

There being no further business to come before the Board, David Blom motioned to adjourn the meeting. Tina Sauseda seconded the motion and the meeting adjourned at 4:40 p.m.



Tina Sauseda, Secretary

Approved 11/18/20