

Cypress Creek HOA
Board of Directors Meeting
Thursday 4 August '05 **7:00 PM to 9:00 PM**
Universal Unitarian Church
Approved
MINUTES

CALL TO ORDER: 7:01

ROLL CALL:

Christine Gamache (Alliance), Marilyn Stanford, Bobbie Fuller, Charlie Horn, Harold Piatt and Rodney Schwalbach.

REVIEW AND APPROVAL OF 2 June '05 MINUTES: Approved as amended.

REVIEW AND APPROVAL OF 7 July '05 MINUTES: Approved as amended, Charlie opposed (absent from the meeting from which the minutes were taken).

FINANCIAL REPORT FROM TREASURER:

Treasure report for the August meeting minutes. I will not be able to attend.

Cash \$37,088 – \$5708 prepaid dues = \$31,307 available.

Still have not received promised refund from Alliance for over-paid collection fees last year.

Legal fees over budget by \$2583 YTD (\$1583 over for annual). No other unusual or extraordinary expenses.

NEW BUSINESS:

1. Amendments – status of filing with County – Christine: Still working with Connie. Christine will forward when complete.
2. Lawsuit Settlement Issues – Facts and Options: The Plaintiffs have separate attorneys now. CNA was alerted about letter issued by the Plaintiff's new attorney. After reviewing the AHRC site, it seems Mr. Baskett has not attempted to pull down his postings as was offered by the AHRC webmaster. The Board would like for Mr. Baskett to provide some sort of proof that he has attempted to remove postings before proceeding with our attorneys. Harold will attempt to find out who owns the AHRC website.
3. Single Family Use issue – Update from Charlie: According to Connie, "guests" are allowed to stay.
4. Proscapes – Update from Charlie: Nothing to report. Charlie said that he has not heard from them since June.
5. National Night Out Follow-up – Harold/Marilyn: Great turn-out. Harold and Marilyn would like to see approximately \$500 in the budget for next year to make it better and make it a party event for the community.
6. Delinquency Report – Christine: Discussion with Curt Ayedelotte on collection policy. Policy was approved by the attorney.

COMMITTEE REPORTS:

- Bylaws and CC&R's Revision Committee – Nothing to report
- Welcoming Committee – Nothing to report
- Landscape Committee – Marilyn: Needs help.
- Neighborhood Watch Committee – Marilyn/Harold

- City Relations Committee – Bobbie: The bond money has been “pulled down” and we should be receiving our curbs and gutters soon.
- Communication Committee – Nothing to report.
- Capital Improvements Committee – Charlie: Next meeting: August 16th. A discussion on continuing the Concretex fence from the ending spot on El Salido and Cypress Creek to the end of Cypress Creek and Sunchase was held.

Curt Ayedelotte is unhappy with the make-up of the committee. He would like to see a better packaged proposal of ideas. Rodney explained that it is meant as an informal committee and that we can get architects if an idea is proposed that merits one. Rodney suggested putting a link on the website to take improvement suggestions from the homeowners, thereby making it easier for homeowners to participate.

Curt wants to move the fence on Lot 28 to make it a straight line instead of an “L”. It will be discussed at the next meeting on the 16th.

- Architectural Control Committee – Rodney: New voting members: Paul Baker, Dan Beaman, Mike Stanford.

BOARD MEMBERS OPEN FORUM:

The subject of lowering the speed limit in the neighborhood from 30 to 25 was discussed. Harold told of grant money that is available that our neighborhood can apply for that would be used to buy equipment for the police department. Harold mentioned a device that will measure the number of vehicles and their speed during a specified time period. This would enable the the police to make better use of their resources. Board advised Harold to look into the grant money.

VISITOR OPEN FORUM: Each speaker will be limited to three (3) minutes.

ADJOURN: 8:35