

Cypress Creek HOA
Board of Director's Meeting
Thursday, February 3, 2005
Universal Unitarian Church
Approved Minutes

CALL TO ORDER: 7:01 p.m.

ROLL CALL: Christine Gamache, Terri Brisse, Bobbie Fuller, Mike Dion, Rodney Schwalbach, Marilyn Stanford. Attorney Chris Mugica in attendance.

Minutes from January 6, 2005 Board meeting approved with amendment: Change "Request of Discovery" to "Request for Production" under New Business.

TREASURER'S REPORT: \$28,773 in cash (both accounts combined).

NEW BUSINESS:

1. Charlie Horn addressed the board with a list of questions.
2. Audit update: Rodney signed an agreement with the CPA (Steve Tilson) for an audit covering the years 2002, 2003, and 2004. Audit to be completed by April meeting.
3. Annual meeting: April 7, 2005 at Cypress Elementary, 7p.m – 9p.m.

COMMITTEE REPORTS:

- A. Bylaws & CCR's – Terri: Nothing to report.
- B. Welcoming: Nothing to report.
- C. Landscape: Nothing to report.
- D. Neighborhood Watch: A house and some cars were broken into on Sharon Drive. Matt Brisse did an excellent job of posting the information on the web site immediately after being informed of the incident.
- E. City Relations: Nothing to report.
- F. Communication: Frank Rhodes (in attendance) will begin working on communications.
- G. Architectural Control: Nothing to report.

BOARD MEMBER OPEN FORUM

Motion made by Bobbie: That we amend the Standing Rules to reflect the following policy clarifications regarding the availability of the agenda for the General Meeting and the Board of Director-s meeting:

- 1). For the General meeting: That the agenda for the General Meeting be made available prior to the General Meeting through normal means of communication.
- 2). For the Board of Director-s meeting: That the agenda for the Board of Director-s meeting be made available at the beginning of the Board of Director-s meeting due to the dynamic nature of the agenda.

Seconded by Terri.

Motion carried.

VISITOR OPEN FORUM

- A. Ed Theiss: Alliance Billing department not returning his phone calls and messages.
- B. Curt Ayedelotte: Wanted to know the state of the Capital Improvements committee, the cost of the Audit, and the status of the Lawsuit. Attorney Chris Mugica answered appropriate questions.

Meeting adjourned at 7: 36 p.m.