

Windy Hill Farms Homeowners Association
Board of Directors Meeting
Windy Hill Farms Clubhouse
Minutes
August 22, 2013

Attendees:

Board of Directors: Amy Nutz, Chris Bouressa, Kim Zech, Mark Miller

PMG: Corrin Dandridge

Committees: ACC: Carl Telthorst
Landscape: Board
Pool & Recreation: Gerald Hinrichs
Social: Board
Welcoming: No Report

I. Call to order

A. Amy called Board of Directors meeting to order at 6:33 PM.

II. Holdover Meeting

A. Amy called the holdover annual meeting to order at 6:34 PM. No additional proxy votes were added to the holdover vote.

B. Motion to adjourn the holdover annual meeting approved at 6:34 PM

III. Amy motioned to approve the July 2013 minutes, Mark Miller second, motion carried.

IV. Joe Roberts from Emerus gave an update on progress to the board. TXDot has given approval for the deceleration lane and the turn lane. The board asked him to check the structural integrity of the monument sign.

V. Committees

A. Social Committee

1. Via email, Jamie put together final dive movie for September 21st.
2. The clubhouse is reserved for National Night Out, October 1st.

B. Pool& Recreation Committee

1. Pool closing will be September 30th.

C. Landscape Committee

1. Amy motioned to appoint Ravi Kanamangala to the landscape committee chair, second by Mark M, motion carried.
2. Amy motioned to allow \$350 for graffiti removal, Chris second, motion carried.
3. Amy motioned to allow Gerald to work on the bridge repair with work to be completed by October 31, second by Mark Miller, motion carried.
4. Board approved \$1,000 for tree removal in common area near 121 Sarah Way.

5. Via email, Kim motioned that Stewart Landscaping perform the repair of the pool overflow drainage for \$1,845.00, second by Mark M motion carried.

D. ACC Committee

1. 122 Shelby – Violation letter will be sent for the stone facing on the retaining wall.
2. 132 Meredith – Carl will reject the other additions, Corrin will send a violation letter

E. Welcoming Committee

1. No report

VI. New Business

VII. Management Report


A. Financial Summary as of July 31, 2013

1. Total Assets:	\$265,340.47
2. Net Income	\$(29,307.25)
3. Net Income year to date	\$ 44,478.67
4. Accounts Receivable:	\$ 14,382.40

B. Large expense due to Quarry payment

VIII. Adjournment

- A. Motion to adjourn the meeting approved at 8:27 P.M.



Kimberly Zech
Secretary



Amy Nutz
President