

Austin Lake Homeowners Association Monthly Meeting Minutes

July 7, 2015

Officers in Attendance:

Wilson Pulgarin, President
Dave Hanlan, Vice President
Charles Hunter, Treasurer
Matt Callaway, Secretary
Lacy Kelly, Social
Jim Kost, Grounds
Chris Mount, Architectural

- I. Call to Order
- II. Welcome
- III. Approved minutes from April meeting.

IV. Board Discussion

1. Treasury Report:
 - a. Halfway through the year, progressive dinner is only sizeable budgeted outstanding commitment for rest of year
 - b. Treasurer will pay All-Clear pools bill due less \$50 for salt cell discount
 - c. Discussion of old well found today by tennis court company dump truck. AGL will reroute line and then we can have Signature Tennis fill the hole.
 - d. Zoning issue across the street. P&Z meeting on 7/13. ALHOA Board resolves that we oppose the planned development 7-0 due to the high density housing proposed not being in the spirit of the neighborhoods along the North Cooper Lake / Bennett Woods community corridor.
 - e. Motion to purchase and install pool timer by resident and electrician Brad Hawkins pending cost constraint of <\$400. Approved 7-0.
2. Grounds and Maintenance
 - a. Contractor has a little painting left and flood lights are still missing bulbs.
 - b. Hornets nest by pool gate was removed today
 - c. Pool entrance by tennis courts will be locked throughout construction project.
 - d. Lawn repair around pool and tennis court area to be addressed once courts are complete.
 - e. Ask homeowner with tree in lake to remove tree.
 - f. Board authorized purchase of \$160+tax for new lounge chairs and a wall clock for the pool deck.
3. Social
 - a. Clubhouse rentals: 1 in July and 2 in August
 - b. Social made and delivered 2 new homeowner baskets
 - c. Fourth of July festivities on Terrace Ct. were well attended. It was recommended that this event should be made "official" next year with HOA support of funds. To be addressed when planning budget for 2016.
4. VP Update
 - a. Brown & Brown insurance, HOA specialists, provided rates that were considerably higher than our current rates. Our existing plan includes director/officer liability, those were extra in this proposal. VP will ask State Farm some questions to be sure we're comparing apples-to-apples i.e. fidelity bond, director/officer coverage, etc...
5. Architecture Update
 - a. Violations still exist, but we haven't done anything yet.
 - b. Treasurer will look at form letters online and Architecture will dig up violation letters from a few years ago.

Meeting adjourned.

Next meeting Tuesday August 4 at 7pm.