

## Voting

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### **Approval of the 2014 Budget as presented:**

YES: 20 Homes represented at meeting and 39 Proxies =59

NO: 2 Proxies

### **Approval of the 2013 Board as presented:**

YES: 20 Homes represented at meeting and 39 Proxies =59

NO: 0

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Welcome

Call to order

Quorum established

2012 Annual Meeting Minutes read and approved

Wilson- recognized the 2013 Board for accomplishments and encouraged homeowners to be active in community.

Greg Woodard Grounds Chair, presented projects completed in 2013 and the upcoming parking lot resurfacing project. He noted projects that need to be addressed in 2014. HVAC, water heater, general wood rot around clubhouse, and temporary repair for the tennis court. Homeowner noted Tennis courts should not be delayed. "The tennis court has major cracks and they are in terrible shape." It was noted that the tennis courts will be approximately \$50,000 to replace and that project is in the longer term plan. The cracks will be filled as a temporary fix until we have sufficient funds for new courts. Another homeowner questioned replacing the HVAC unit before it breaks. It was thought the unit is very inefficient and needs replaced as soon as possible if 2014 Budget is approved.

Scott Perkins, VP discussed completion of the lake dredging project . In addition, he presented examples of Lake Beautification Projects. It included possible improvements to the lake access, landscaping, future possibilities for floating dock, and other structure that could facilitate community gatherings at the lake. If 2014 Budget approved the short-term goals are to make a foot path and add benches to the lake for community use.

# Austin Lake Annual Homeowners Meeting

## December 08, 2013

2013

Lea Garvey announced the Austin Lake Christmas Party next Sunday, December 16<sup>th</sup>, 4pm-7pm. Crafts for the kids, social drinks for adults, and Santa Claus. In addition, the interest in bringing the Progressive Dinner back next year. Progressive Dinner is proposed in the 2014 Social budget.

Charles presented the 2013 Financials and presented the 2014 Budget.

Resident referred to the Capital Reserves Study and thinks the lake project was misrepresented by the board at the Special meeting because the association doesn't have sufficient funds to replace Tennis courts in 2013 and the Capital Reserves Study indicated this should be done in 2013. VP addressed homeowner and noted the dues should have been increased years ago to fund these projects that were not.

A motion to approve the 2014 Budget which includes a \$100.00 increase in the 2014 Homeowners dues. Budget was unanimously approved.

The 2014 Board of Directors nominees were presented and approved.

Wilson Pulgarin, President

Scott Perkins, Vice Present

Charles Hunter, Treasurer

Greg Woodard, Grounds Chair

Tom Teague, Architectural Chair

Erin Callaway, Secretary

Other items discussed: Resident brought up that the landscaping in the common areas is lacking and should be improved. Jim Kost volunteered to help the Grounds chair with projects. Another resident noted the neighborhood homes are not kept as well as they used to be. His concerns were noted and new Architectural Chair along with Howard Smith agreed to address issues in neighborhood in regards to covenant violations.

Meeting adjourned.