

September 26, 2018
2018 Granada Hills HOA Board of Directors Meeting

A meeting of the Board of Directors was called to order by Eric Brown at 7:10 p.m. at the home of Leslie Pearson, 7907 El Dorado Drive.

Board Members in Attendance: Eric Brown, Leslie Pearson, Claudia Neal, Lindsey Chervenak, Rosa Downs, and Bill Schiller.

Not in attendance: Troy Spink, and Erica Lindy

Approval of Minutes:

Motion made by Eric Brown, seconded by Rosa Downs to approve the July 23, 2018 minutes. Motion passed unanimously.

Treasurer Report:

Leslie Pearson provided the financial statements to the Board members. Leslie discussed the cash balances on the Balance Sheet (association vs. pool). There is currently under \$70,000 in the bank. The pool is showing a profit with expenses decreasing; while the HOA is under profit about \$3,200 due to cost of activities, furniture, equipment, golf disc, and new picnic tables. Other expenses include brush pick up and dumpsters. Leslie also discussed pool deposit checks which will be returned.

President's Report and Discussion:

Eric Brown will follow up with Troy Spink if we should use an official route or course description for disc golf and a needed solution for the start markers.

Eric noted the website is being consolidated; now on WIX; no longer using Go Daddy; and we are keeping One World Hosting (OWH). WIX has current HOA credit card information and the phone number which is the pool phone number. Also, the Bank account for online access set up needs to be changed from Mike Crumrine, past HOA President. OWH bounces the emails to the website which then transfers to the Board members personal emails. Eric has instructions and passwords for OWH.

Eric informed the Board that TXDOT has re-paved the El Rey and 290W entrance and will be sending TXDOT a pro-rated bill for mowing the empty lot at the entrance from 2009 to current. TXDOT now has this empty lot in their cycle to mow.

Volunteers are needed to represent our HOA at OHAN and the newly City of Austin created Oak Hill Neighborhoods Planning Contact Team (OHNPCT). Eric will ask David Sherby to be our OHAN representative. The Board discussed the need for a paid HOA member to be the GH HOA representative for the OHNPCT. Eric will inform OHNPCT that we will select our own representative since Rick Perkins, who volunteered, is a non-paying HOA member.

Eric took a tour of Stillwaters Retreat Center and the Felder House – owned by the downtown Baptist Church. The House sleeps 14 people and the Fellowship Center seat up to 50 people. The HOA has been approved for using the Center for our annual meeting at no cost to the HOA. The Board agreed on January 17th for the annual HOA meeting and will submit a security deposit to hold the date. The Center

has 2 bathrooms, a kitchen with coffee makers, and a PA system. Eric will check regarding a projection screen. The Center will open up their October Barn Dance calendared for October 20th from 5-9pm. Details will be posted with an online sign-up, and a small fee since BBQ and food will be provided. Details for the barn dance will be posted on Next Door.

At least 50 people attended the Back to School event. The movie was a success. Neighbors also brought food to share.

Pool Committee Update:

Bill Schiller gave the following pool update: We spent \$400 more on chemicals; pool attendant worked fairly well; expense close to the same for Jose and Pool Attendant (\$425-\$450 per month); detailed the pool attendant responsibilities; the need for plants need to be watered more often; chlorinated on Monday/Tuesday with focus of cleaning on Thursday for the weekend; some complaints received regarding dirty bathrooms, pool not as blue; need for vines to be trimmed; holding Foster Ray to account regarding trash; and ideally a need for an adult pool attendant next year. One pool pump has cracked which is under warranty. Bill will escalate in hopes of getting a new one since we're under warranty. In the meantime, Jose will epoxy the inside. Electrical bill for the pool is low due to pumps and not operational overnight. The pool lights are always tripping; we have three contacts for re-plastering bids; and electrical issues also need to be addressed. Funds to re-plaster will be put aside since there isn't an immediate need to re-plaster at this time. The pool currently has about \$34,000 and should have \$33-\$32,500 by end of year. Once the pool closes on October 31st, the trash pick-up will be canceled and everything will be stored. Bill will then send a survey out to all pool members, utilizing the same survey as last year. Bill also suggested replacing the rotten fascia and painting of the rafters. No equipment purchases until next Spring (cushions/chairs). Also, the County will take care of any overhanging trees at the park – up to 14' if it's hanging over their right-of-way.

Newsletter Planning:

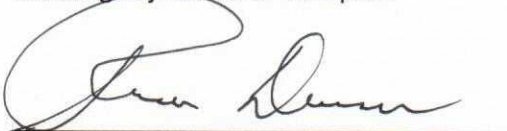
Bill Schiller needs content to add to the newsletter which should go out the first week in October. Content deadline submission date is October 6th. Eric will write an article about Stillwater/Felder House.

Fall/Winter Activity Discussion:

The Board discussed Fall/Winter events:

- October 2nd National Night Out
- October 6th Neighborhood Garage Sale
- October 19th Movie Night @ the Park (scary movie)
- October 27th Trunk or Treat (Rainout on October 28th – 5:00 p.m. at the Park)
- November 10th Fall Fest – Kids Welcome (4pm)
- December: Christmas Bonfire (date TBD)
Decorate your House

Meeting adjourned at 8:52 p.m.



Rosa Downs, Secretary

10/25/18

Date of Approval