

Pattison Oak Meadows HOA
P.O. Box 313, Pattison, TX 77466



Board Meeting Minutes

Date: February 8, 2017
Location: 35900 Royal Rd. Pattison TX
Time: 7:00pm to 8:00pm

Attending Board Members:
Kevin Cessac, President
Wayne Kircher, Treasurer
Al Navarro, Member

Meeting Items:	Actions:
1. Election Results	Kevin Cessac was reelected as president and Wayne Kircher was reelected as treasurer. Al Navarro, Paul Riss and Nathan Berlin will serve as board members. The secretary position was not filled. Secretary duties will be divided up among the board members.
2. Treasurer's Report	As of 12-31-2016 the HOA had a balance of \$11,055.26. For the 2016 calender year the HOA received \$21,455.19 as dues with \$10,399.93 in expenses. Only 1 lot owner has not pay dues for 2016. As of February 5th, dues for 2017 generated income of \$6,039.94 from 18 lots resulting in a balance of \$17,095.00. 17 lots had not paid 2017 dues.
3. Budget changes for 2017	Added \$1100 for liability insurance Added \$50 for LLC registration fees Added \$600 for mowing lots that don't get mowed by the owners
4. Tax filing for 2016	Wayne will contact a CPA for help filing 2016 taxes
5. Builders not keeping trash picked up and contained	A discussion was started concerning the home builders not keeping trash picked up or contained. Al Navarro agreed to draft a document that could be signed by home owners and builders before construction begins. We would establish fines or some other way to hold the builder accountable for keeping the trash contained and their lot clean. Since the architectural committee would know when new homes are being built the committee would be in charge of making owners/builders sign the document as part of the plan approval process.
6. Update planters for spring. Update the paver stones between the mail boxes and street.	Kevin will contact a landscape service to update the plants and mulch the two planters at the front of the sub division. Kevin will also get a cost estimate to update the paver stones between the mail box slab and the street.
7. Liability Insurance	Kevin will get new home owners association liability insurance quotes to improve on coverage from previous quotes.
8. Next owners meeting - June 7th.	The general meeting for home owners will be Wednesday June 7th at 7:00pm. Details will be announce closer to the meeting date.
9. Adjourn	Meeting ended at 8:15pm