

Oak Bluff Estates, Phase 2 Subdivision, Homeowners' Association

BOARD OF DIRECTORS MEETING

5 Oakmoore, Round Rock, TX 78664

Thursday, April 26, 2018

7:00 p.m.

MINUTES

- I. Call to Order-** Called to order at 7 p.m.
- II. Establishment of Quorum** – Quorum was established with Rich Caponigro, Tom Castro, Farrell Desselle, Graves Owen, and Michael Treadwell.
- III. Homeowner Open Forum**
 - A. 3-minute forum for homeowners present – Two homeowners present – Shannon Probe (just seeing what is discussed), Will Hilton(new to neighborhood, also seeing what is discussed)
 - B. 5-minute response/speaking forum for Board Members – Shannon and Will just seeing what is discussed at the meetings and Will introduced himself as new to the neighborhood.
- IV. Approval of Prior Meeting Minutes (March 2018)** – Motion to approve by Tom Castro, seconded by Graves Owen. The motion carried.
- V. Financial Review** – Tom Castro reviewed the Association financials and all accounts are in good standing. The Board reviewed the financial packet and moved to next order of business.
- VI. Old Business**
 - A. Declaration of Covenants, Conditions and Restrictions (DCCRs) Revision (Status Update) Oak Bluff Estates Bylaws - Amended 2018: 04-22-18
 - B. Landscape Improvements Proposal (Greater Texas Landscapes)
 - C. CR 123 Property (Status Update)
 1. Picnic Tables – Board approved purchase of one table to be chained on CR123 property
 2. Pedestrian Gate and Fence Repairs – Area cleared at Twin Parkway by monument.
 - D. Well for Common Water – Board discussed the Well options, seems best option would be on the 123 property based on easements and existing valve placements.
- VII. New Business**
 - A. ATX Heli Tours – Board wanted to know if there was an elimination of liability document.
- VIII. Committee Reports**
 - A. Architectural Control Committee – Quiet month, minimal reviews
 - B. Common Area Maintenance – No update

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- C. Social Committee – Shannon wanted to know what the social committee budget amount is, \$5000.00

******* (All committee members/homeowners are excused) *******

IX. Executive Session

- A. Aging Report
- B. Violation Report
- C. ACC Requests

The Board Executive Session consisted of a review of the Association's pending legal matters, Collections, Aging Report, Violation Report, ACC requests, and other pending issues.

X. Reconvene to Board Meeting

- A. Next Board Meeting: Thursday, June 21, 2018, 7:00 p.m., 7 Wooded Way, Round Rock, Texas 78664

XI. Adjournment: 8:44p.m.