

Waterleaf Board Meeting

12/1/16

Tim calls meeting to order at 6:34
Review and approve minutes. Tim motions to approve Lacy seconds passes 5-0

Debbie Clubhouse:
Debbie located the civil engineer
Called city to look at Platt/Suggests a preplan meeting/architect will come to meeting/Meeting would have to take place on Thursday afternoons. Debbie to organize a meeting date.

Homeowner comments:
Bylaws-questions about staining fence (total replacement are there specific colors. Natural stain colors are ok but still need ARC approval)

Managers' report:
Pg. 5 is standard. Budget is on track and the numbers look good per Jim S.

Fence Report:
Boards are in (prestained). Vendor is finishing job in South Austin. Estimated start around next week or following week. Should take 2-3 weeks.

Cast stone address blocks:
Change date on letter to January 15th then mail out to homeowners. Suggestion of postcards to reduce pricing.

Board Training:
Jim will send log in to us within a couple days once he pays. He was having issues trying to get one login for everyone (reason for delay).

Easements:
City is taking over easements that they own with a 5.00 charge to all city customers. We are responsible for the easements which we own. The budget will still contain finances to keep these easements mowed.

Shelving in storage:
Two shelves were supposed to have been installed. Upon inspection by the board and Jim, they were not. Jim to follow up with his handy man, who was supposed to complete the job.

Waterleaf safety:

Jim spoke with Lt at hays county. 4-hour minimum at 60.00 an hour. This includes an officer and a car. Marked cars will be driven. Holidays are an extra 10.00 an hour. They need a three-day notice. Board requested we get quotes with city of Kyle also.

Flagpole/Lighting:

The pole is up. We are waiting on lighting to be scheduled. Concerns about flag not being able to fly at half-staff due to trees. Suggestions to move pole. Tim suggests taking down tree that is in the way. Flag is 6x10. Trees will be trimmed for the meantime. Jim to ask when the lighting, pool and other person will be getting together to complete the lighting. The tree in the way will be dealt with afterward. Suggestion of another tree to be planted to the Rt of the flagpole.

No homeowner presentation.

Committees:

ARC - nothing this past month needing approval.

Communication - Angela has revamped the newsletter with a new template and with the assistance of graphic designer. The cost of this was \$150. Templates will be purchased for each month ongoing. This will end up saving the community money as they will not need the printer to format the newsletter.

Gov docs- next meeting Monday. Tracy to type notes for reading and review. Board will review at next meeting.

Neighborhood watch:

No volunteers. No activity. Looking for volunteers to keep this running.

Pool and Pavilion:

Pool closed for winter.

Nominating Committee:

Nothing new to report. Need more volunteers in place by February. Will put in newsletter, on FB and through an email. Currently, there is one volunteer.

Park and Pool signage is up to be able to tow people who leave cars in lot. This is not patrolled but on a call-in basis.

Swings:

Packet contained several bids for the board to look over. Multiple different options for additional swings and playscape. Shade/covering prices also included.

Cameras for surveillance:

Suggestion was made to have cameras at entrances. Quotes obtained for this seem to be about 10-11 thousand per entrance. Board voted to change from ADT to NetTronics for pool area. Also, to add more cameras around pool area. No cost for NetTronics to take over for ADT. Tracy motions to change services and Tim seconds. Passes 5-0

Other info:

Solar lights installed at marquis

2017 budget approved with a decrease in dues to 31.50 a month.

Homeowner Comments:

Need street lamps- City handles these requests

One homeowner does not like the idea of cameras at entrances.

Meeting adjourned 7:37 PM Tim motions Lacy Seconds 5-0

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