

FOSSIL SPRINGS HOMEOWNER'S ASSOCIATION INC.

A TEXAS NON-PROFIT CORPORATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
MONDAY, OCTOBER 27, 2014 @ 7:00 PM
TOM HALL'S HOME,
5273 CHESSIE CIRCLE

AGENDA

CALL MEETING TO ORDER – MEETING IS CALLED TO ORDER AT 7:04 P.M.

VERIFICATION OF QUORUM – A QUORUM WAS PRESENT WITH THE FOLLOWING DIRECTORS IN ATTENDANCE: CHERI CRUM, MICHAEL BROWN, CONNIE SANCHEZ AND CARROLL “CARRIE” SLAG. THE FOLLOWING DIRECTOR WAS ABSENT: TOM HALL
COMMUNITY MANAGER: JOCIE SEIKEL WITH SPECTRUM ASSOCIATION MANAGEMENT

APPROVAL OF MINUTES: THE MINUTES OF THE JULY 14, 2014 REGULAR MEETING OF THE BOARD OF DIRECTORS WERE READ. DIRECTOR, MICHAEL BROWN MOVED TO APPROVE THE MINUTES AS SUBMITTED, CHERI CRUM SECONDED, ALL IN FAVOR AND MOTION CARRIED.

FINANCIAL REPORT: THE COMMUNITY MANAGER, JOCIE SEIKEL, DISCUSSED THE FINANCIAL REPORTS AND RESPONDED TO QUESTIONS. NEW BOARD MEMBER, CARRIE SLAG REQUESTED A LIST OF SERVICES SPECTRUM PROVIDES TO JUSTIFY MANAGEMENT FEE. COMMUNITY MANAGER EXPLAINED TO NEW MEMBERS WHAT “BAD DEBT” MEANS TO THE ASSOCIATION. I ALSO EXPLAINED THE ASSOCIATION SHOWS A \$4,016.04 LOSS OF TOTAL OPERATING EXPENSES AS OF 9-30-2014.

OLD BUSINESS

- OUTCOME OF APPROACHING, THE WOMEN'S GROUP TO FORM A WELCOME COMMITTEE – DISCUSSION WAS MOVED TO NEW BUSINESS, HOMEOWNER COMMUNICATION & RELATIONSHIP BUILDING TO BE ADDRESSED AT THE NEXT REGULAR MEETING

NEW BUSINESS

- Election of Position and Duties: The board was in agreement and choose the following positions
 - 1-year Term
Tom Hall, President
Cheri Crum, Vice President
Michael Brown, Member at Large
 - 2-year Term
Connie Sanchez, Secretary
Carrie Slag, Treasurer
- Perimeter Brick Wall: The board approved the Community Manager's recommendation to obtain an attorney's opinion concerning the by-laws on ownership, repairs and replacement of masonry fence along Haltom Road

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- Planters: The board requested additional bids to repair the planters at the north and south entrances. After receiving vendor estimates the board will discuss options to remove plants, mulch and dirt if necessary. The board discussed survey options to determine homeowner's interest in using landscape services along with the Association to off-set additional landscape expenses. Board suggested giving away unused plants, and Community Manager suggested selling them for a minimal fee.
- Annual Color: The board agreed to suspend annual color for the fall due to lack of funds.
- HOA Assessment Increase: Michael Brown motioned for a 5% increase to the annual assessment; Cheri Crum seconded motion, all, **not** in favor, motion is not carried. Two (2) vote's aye, two (2) vote's nay and one (1) vote nay by proxy.
- Documents to include in 2015 Assessment Invoice – the board agreed to include 2015 approved budget and 12-step policy. Community Manager will draft a one-page overview of pertinent information about Spectrum to include in the package. The board discussed additional notice be distributed to past due homeowners suggesting a payment plan.
- List of Violation Priorities: The board agreed the top five (5) violations for Spectrum to enforce includes trailers, junk cars, mowing & edging, trash cans and broken pickets
- Safety Committee: not discussed
- Vote on Legal Action for Level 12 Homeowners: not discussed
- Donations for Tanwar Family at 5221 Dillon Circle: Connie to try a get a contact number on Wednesday.
- Homeowner Communication & Relationship Building

EXECUTIVE SESSION: THE BOARD DID NOT MOVE TO EXECUTIVE SESSION.

NEXT MEETING DATE: THE BOARD WILL MEET NEXT WEEK FOR A REGULAR MEETING OF THE BOARD OF DIRECTORS (NO COMMUNITY MANAGER) WILL BE PRESENT. THE BOARD, SEE BELOW WILL REVIEW THE FOLLOWING.

- Safety Committee
- Level 12 – vote to proceed with legal action (must be in person to vote)
- Aging Report
- Violation Report
- Contribute donations to Tanwar Family from community, how?
- Homeowner communication and relationship building
- Progress of women's group interest in creating a welcome or social committee

ADJOURNMENT – MEETING FINISHED AT 8:47 PM

