

**White Oak Springs Homeowners Association  
Board of Directors Meeting Minutes  
October 22, 2023**

Pursuant to the Bylaws of the White Oak Springs Homeowners Association, Inc., a Meeting was held in person on Sunday October 22, 2023. A Quorum was established, Marie Godard, President, called the meeting to order at 9:02 A.M.

**Quorum & Meeting Call to Order:**

Quorum was established by proxy and attendance. Board President, Marie Godard, called the meeting to order at 9:02 A.M.

Board of Directors Present:

Marie Godard, President  
Ronda Shepherd, Secretary  
Aldo Garcia, Vice-President, Treasurer

Absent:

Henry Hernandez, Director

Community Manager:

No one was present from Action Property Management (APM)

**Minutes**

HOA Board Meeting minutes from 9/17/23 was reviewed and approved. A copy of the minutes was signed and returned by Ronda Shepherd, Secretary

**Financial Report**

Discussed financial report: Cash on Hand: \$101,805.31, Reserves: \$65,800.81 and Operating account: \$36,004.50.

Discussed preliminary budget

**Open violations/Legal**

Nothing to review this month

**Contracts due and possible increase for 2024**

Texas Pride  
Cincinnati Insurance  
Flock Safety  
APM

**Yard of the month**

Henry to pick YOM for November

## Upcoming holidays/events

October 26<sup>th</sup>: Annual Community meeting with elections

Christmas Décor plans with contest, judges, prizes (pending more discussion)

Christmas Festival plans

## Old Business:

### ➤ Maintenance list

- Weeds are growing again on the top and front of the front Marque-lawn company informed
- General playground maintenance-Aldo to check with a recommended company
- Walking trail signs-need cleaning

### ➤ Streetlight led replacement

- No new news

### ➤ Sidewalk repairs

- No new news

### ➤ Holiday activities

- Christmas Festival planning discussed-ideas talked about with the help of Elsa Garcia.

### ➤ January Newsletter

- No news yet

## New Business

### ➤ Next community meeting: October 26<sup>th</sup>

- Discussing of agenda

### ➤ Crime awareness

- Nothing new

### ➤ Welcome packages

- Discussed what is needed to review the welcome packages for new neighbors. This is usually done after the election meetings and new business cards are printed.

### ➤ New legislation

- Reviewed some new legislation which Marie will be reading over at the meeting on the 26<sup>th</sup>

### ➤ View of buildings from neighborhood

- Ronda to discuss the view of lights and buildings from the new Weiser park with Trammel and Crow at the next MUD meeting (they are usually there).

**Meeting adjourned:** by Marie Godard, President at 9:58 A.M.

  
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Approved: Secretary, White Oak Springs HOA