

White Oak Springs HOA
Board of Director Meeting Minutes
May 17, 2020

1) Quorum/Call to Order

Quorum was established by attendance. Board President, Marie Godard, called the meeting to order at 9:03am. Meeting was held by conference call.

Directors Present:

Marie Godard	President	Angela King	Vice-President
Jay Hooper	Treasurer	Natasha Fuller	Secretary

Directors Absent:

Rick Scanlin	Director
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Community Member(s) Present:

Samuel (Eugene) Watkins	Erika Valdez
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Community Manager: Action Property Management was not necessary and did not attend.

2) Minutes

Board review meeting minutes from 04.19.2020 and approved. Approved minutes will be uploaded to the website.

3) Financial Report

Board Treasurer, Jay Hooper provided a brief breakdown of financial reports on 2020 finances and bank balances, as well as review of 2020 assessment collections and delinquent accounts. Assessment collections are at an all-time high of 97%, with 18 delinquent accounts. There is 1 account with trash pickup suspended, 5 on payment plans, and 1 in legal. Trash pickup suspension started 3.5.2020 for 6 delinquent accounts, and 5 have paid or entered into payment plans since.

4) Old Business Review

- Natasha Fuller reported on bids for additional bricks repairs on front walls. Tentative bid \$1200, just waiting for quote to review for approval.
- Jay Hooper updated the board on legal costs of \$407.00 that are not recoverable for reviewing WOS HOA liability, and \$175.00 which was recoverable.
- Jay Hooper updated the board on additional umbrella insurance policy for \$527/annually for HOA liability coverage.
- Board reviewed several trash company bids, and have voted to remain with the lowest bid, with also the most services, and add the additional \$527/annual insurance. HOA will renew in July with Texas Pride for a three-year contract.

- Marie Godard updated the board on MUD248 Trails project. Final inspection was conducted with an outstanding checklist of items to be completed which include leveling the dirt against the trails, spraying grass seed along the trails, installing the benches, trash and doggie receptacles, and Rules Signs. Board submitted a request to name the Trails in memory of a Community Member. Request will be submitted at the next MUD248 meeting on 6.10.2020.

5) New Business:

- One house sold on White Oak Point Ct, one leased on White Oak Gardens, one leased on White Oak Trace.
- Board opened a storage account with CubeSmart on the HWY290 feeder at 23550 Northwest Hwy 290 for storage of Xmas decorations and other HOA properties for \$18/monthly.
- Board will submit articles and topics for July Newsletter. These need to be submitted to entire group before next board meeting 6.21.2020. Lots of good feedback on the print quality of April's newsletter, Angela King has agreed to print the July Newsletter.
- Query on restrictions for Lankin School yard signs. Natasha Fuller to review governing documents for any restrictions. Found these in our Front Yard Guidelines, section 5. Permitted Signs.
- Natasha Fuller will purchase additional Gift Cards for Yard of the Month and will select June winners.

6) Board of Directors Meeting Adjourn

- Board President, Marie Godard adjourned the general board meeting at 9:30am.



Approved: Board Member
White Oak Springs HOA