

APACHE SHORES PROPERTY OWNERS ASSOCIATION  
14919 General Williamson Drive  
Austin, Texas 78734  
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Official notice is hereby given for the Regular Meeting of the Board of Directors of Apache Shores Property Owners Association at the ASPOA Community Hall (Party Barn) at 14919 General Williamson Drive, on Wednesday, July 11, 2007, at 7:00p.m. All members are invited to attend.

Items on the Agenda

1. Call to order
2. Roll call / Establish a quorum / Approval of Prior Meeting Minutes
3. Approve / Disapprove Absences (If any)
4. Directors Reports:
  - a). President's Report - Doug Saile
  - b). Treasurer's Report - Brian Prehn
  - c). Communications - Pam Lougee
  - d). Amenities - Tom Kirtz
  - e). Deed Restrictions - Peter Lohmann
  - f). Maintenance & Amenities - Sara Jackson
  - g). Architectural/Building - Ron Tobin
5. Property Management Update - Paul Meisler / Judy Phelps
6. New Business (as per written motion) and member Q&A per each item only.
  - a). Approve / Disapprove Allowing Brass Buttons Waterfront Residents to pave Lakeside Park Road. (Ron Tobin)
  - b). Approve / Disapprove newsletter content & mailing. (Pam Lougee)
  - c). Approve / Disapprove Teodoro Alvarado's Resignation. (Doug Saile)
  - d). Approve / Disapprove Roadway Drainage Policy. (Doug Saile)
  - e). Approve / Disapprove PM to Chair Selection of Officers Mtg. Annually policy. (Doug Saile)
  - f). Approve / Disapprove Kathy Fleming as Children's Parks Committee Chairperson & Liaison to current committee. (Doug Saile)
  - g). Approve / Disapprove Absences. (Board)
  - h). Approve / Disapprove Truck Repairs. (Sara Jackson)
  - i). Approve / Disapprove Children's Park Fund Raiser Use of Comm. Hall. (Pam Lougee)
  - j). Misc.
7. Members Comments
8. Adjournment

\*As a courtesy to all members, discussion will be limited to (3) minutes per member. Thank you.

MINUTES OF THE REGULAR MEETING

July 11, 2007

- 7:05 -Meeting called to order by President Saile
- ROLL CALL: Present: Directors; Fleming, Kirtz, Lohmann, Lougee, Prehn, Saile, Stone, and Wood.  
Absent: Director Jackson and Tobin.  
Director Alvarado resigned.  
Established a quorum
- Motion made by Director Lougee to approve the previous meeting minutes from June 13, 2007.  
Motion seconded by Director Saile  
Motion Passes: Yes:   8
- Motion made by Director Lougee to approve Director Tobin's absent  
Motion seconded Director Fleming  
Motion Passes: Yes:   8
- Motion made by Director Lougee to approve Director Jackson's absent  
Motion seconded by Director Wood  
Motion Passes: Yes:   8

- DIRECTOR'S REPORTS:

- President's Report:

We are a month behind on patching potholes and finishing the roads for this year that have been slated for chip and seal due to the weather. We are also waiting to find out what condition the boat docks are in when the water goes down and we can once again see the boat docks.

- Treasurer's Report:

I will be working with Pioneer to get detail information on our checking account. Resale Certificate revenue is up. Usual expenses this past month

- Communication Report:

Newsletter will be going out this upcoming week. Apache Shores will be going to go to a paperless newsletter after this next newsletter. Newsletters will be available on the website ([www.apacheshorespoa.com](http://www.apacheshorespoa.com)). A printed copy can be requested by calling the on-site office.

- Amenities Director's Report:

The barbeque grills have been delivered and volunteers will be installing them at the Lakeside Park. Mowing is behind due to the weather. I haven't been able to meet with the engineer about the boat docks at the Lakeside Park due to the fact that the boat docks are under water. The Children's Park committee is working on holding a fundraiser to raise funds to get a shade structure for the park.

- Deed Restriction Director's Report:

We have had one meeting and will be meeting again to discuss what needs to be addressed with enforcing deed restriction violations and how we can work with the membership to bring them into compliance.

- Architectural Director's Report :

The Architectural committee (ARC) is still working on the Building Package to streamline it.

- PROPERTY MANAGEMENT REPORT:

The old checking accounts have been closed and the money moved into a money market account. Pioneer has collected \$9,800.00 in fines.

The past Deed Restriction drive included 41 Friendly Reminders letters sent out, 11 Warning Notice letters and 52 Fine letters.

Pioneer collected \$66,400.00 in assessment fees since the bills were mailed again.

The office will be closed on July 20, 2007

- NEW BUSINESS:

- Motion made by Director Kirtz for approval for paving the Brass buttons waterfront access road. The Brass Buttons waterfront owners will pay for the paving and ensure that no additional runoff will be directed onto the waterfront park..

Motion Tabled

Motion needs more discussion

- Motion made by Director Lougee to approve the final draft of the newsletter as per policy requirement.

Motion second by Director Saile

Motion passes: Yes:   6   No:   2  

- Motion made by Director Lougee to accept the resignation of Teodoro Alvarado effective immediately

Motion seconded by Director Kirtz

Motion passes: Yes:   8  

- Motion made by Director Saile to approve the new Roadway Drainage Policy

Motion seconded by Director Lougee

Motion Passes: Yes:   7   No:   1  

The new policy states that roadway drainage due to new construction will be handled by the Architectural Review Committee (ARC). All other roadway drainage issues will be handled yearly at the Roads Meetings when we are deciding how much and where the monies raised by the special assessment will be spent.

One member would like to hold more meetings yearly to discuss roadway drainage.

The Board recommends members contact the county for drainage issues on county roads.

Another member feels that the new policy is fantastic and wanted to congratulate and thanks the Board.

- Motion made by Director Saile to approve a new policy on the selection of Officers and the first meeting after the new directors are elected..

Motion tabled for more discussion

- Motion made by Director Lougee to approve Director Fleming as the chairperson of the Children's Park Committee

Motion seconded by Director Saile

Motion passes: Yes:   8  

- Motion made by Director Kirtz to approve repairs on the maintenance truck in the amount of \$650.00 to pass required yearly inspection.

Motion seconded by Director Prehn

Motion Passes: Yes:   8  

- Motion made by Director Lougee to approve the use of the ASPOA Community Hall at no charge for a FUNdraiser to benefit the Children's Park on August 4, 2007

Motion seconded by Director Fleming

Motion Passes: Yes:   8  

A group of mom that wants a shade structure over the equipment at the Children's Park will be organizing this FUNdraiser to raise money for the shade structure.

- MEMBERS INPUT:

Larry Albee - asked about the life expectancy of the shade structure.

Boyd Graves - wants to ask Judy Phelps what is going on with the house that is partially built on Whitebead. Judy has contacted the Health Department and they will only address the trash on the property. Judy was able to find the owners and she will be contacting them

Mikus Ginsberg - Asked if the Board could please include the financials in the packets that members receive at the regular Board Meetings. These are usually included and the Board will look into why they weren't included this

time and will include then from now on. Some of the Board Members offered their copies to any member that wanted to take a look at them.

Jeff Franks – wants to know about the status of the moratorium. Director Tobin who is the Architectural Director was absent this evening so the Board will have to check with him at a later date.

Bob Cawthron – gave the Board an update on the drainage issue on Paleface Court. The contractor at 3001 Paleface Court is planning on bringing in 10 dump truck loads of dirt to put onto that septic system. This is going to add to the problem and Mr. Cawthron would like to see the Board Red Tag the contractor and all properties until the drainage issue has been addressed and taken care of.

Dirt has now moved all the way down to the Children's Park and Mr Cawthron would like to see a Board Representative to help take care of this problem.

Dick Staire – an expert that Bob Cawthron brought to talk to the Board about how serious this runoff problem is. He explained how a fine silt has covered all the vegetation and about the long term serious effects on the trees. The trees have been encapsulated and the smaller trees will die. The next time we get a heavy rain there will be no vegetation to absorb the water. He explained that there are silk fences but they are full and aren't being cleaned out by the contractors so they can do there job.

Jeff Franks – wants to know why a moratorium isn't placed on new construction also since there are issues with new construction also.

Monica Geick – wants the Board to take a look at her fines and remove them. The Board had been asked this same request in a letter from Ms Geick dated September 25, 2006. At the regular Board meeting on October 12, 2006 the Board had taken a look at her appeal and her request to remove fines had been denied. The Board explained this to her. Ms. Geick lives in Colorado and said she hadn't received any notices. Pioneer explained that they had asked her for a current address on various occasions. The only current address verified by Ms Geick that the Association has for her is a Post Office box in Austin.

Next Board of Directors Regular meeting will be August 8<sup>th</sup> at 7:00 pm

Meeting adjourned by President Saile at 8:50 pm