

- **APACHE SHORES PROPERTY OWNERS ASSOCIATION**
  - **14919 General Williamson Drive Austin, Texas 78734**
    - **Office: (512)266-2719 Fax: (512)266-3910**
    - **Website: www.apacheshorespoa.com**
    - **Minutes of the Regular Meeting**
      - **July 19th, 2017**
- 7:00 p.m. meeting called to order by Chris Scheetz
- Roll Call:
  - Present: Chris, BJ, Hilary, Bob W., Anita, Bob C., Jeff, Gus and Karen
  - Absent: Ben, Doug
  - 9 directors present quorum established
- Motion: By Chris to approve June 21<sup>st</sup> Meeting minutes
  - Motion Seconded by BJ
  - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
- Motion: By Chris to approve absence of Doug.
  - Motion Seconded by Gus
  - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
- Director's Reports
  - ARC: Anita reported this is a busy time of year, items are moving quickly through ARC.
  - Treasury: Bob W. reported on the mid-year report: ~150k ahead in income b/c of annualized budget, will level out prior to EOY. Income – drops @ this time of year b/c purchase of pool keys & boat tags slows. Require \$6,700 of income/mo. for remainder of year to meet budget plan. Main income drivers: maintenance fees (currently ~80% budget received for 2016 & 2017), assessments (currently ~88% budget received), resale certs. & improvements – tracking ahead of budget as property sales and construction activity are active in AS. Pool keys – 222 purchased, boat tags – lower # than recently, full LT water level likely the cause. Expenses – tracking to budget, two items for vote tonight to move (increase) funds to 2017 roads/amenities budget. General: 4/17 agreements with

Pioneer re: account clarifications and reporting are moving along, with only minor clarifications required moving forward. Plan for budget will be made during September time frame for vote prior to November, ready for kick-off January 2018.

- Road Maintenance: Chris reported (in Doug's absence) that the roads plan for this year is as follows: All of Cochise Trl, portions of Little Beaver (between Jacks Pass and Yellowbird, includes ditching, buildup, concrete water crossing), portions of Spotted Wolf (including very light ditching), portions of Osage Point (except cul-de-sac), portions of Broken Bow (Geronimo to sharp curve w/concrete water crossing), all of Pike Street (Debba to cul-de-sac)
- Operations – Chris updated about the rocks at the end of the boat ramp, dredging is scheduled for this week. Key cards: All items have been completed except final software test. Upon completion cards will be issued in the following order: Boat trailer card holders, then the existing pool key cards (for current card holders) will be activated. Finally, the remaining community will be alerted to their assigned time frame to come to the office to get a card. Current and past Board member volunteers will be issuing them over a 3-week period. Pioneer contract was reviewed and compared with two additional providers. Pioneer contract has been renewed with extensive revisions requested by the Board for service improvement.
- Communication – Hilary reported that she's gathered information from other Board members and Committee chairs and hopes to have a community newsletter out within a month.
- Property Management Update by Judy Wilcox:
  - Judy provided a landscaping bid previously requested by the Board, expects another bid to be submitted Friday, 7/21.
  - Drive Report: 77 letters issued; 24 friendly reminders issued, 31 warnings, 30 moved to fine state, 49 violations closed.
- New Business:
  - Motion by Bob W. to apply the remaining balance of \$45,000 from last year's roads budget to this year's roads budget.
    - Seconded by Karen

- Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
  - Motion by Chris to authorize allocation of funds in the amount of \$87,500 for paving and improving roads.
    - Seconded by Bob W.
    - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
  - Motion by Chris to apply the remaining balance of \$30,400 from last year's amenities budget to this year's amenities budget.
    - Seconded by Hilary
    - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
  - Motion by Anita to allow a fence variance for 2208/2210 White Dove Pass for a fence of 6ft in height past the front of the house.
    - Seconded by BJ
    - Motion Failed Yes: 0 No: 9 Abstain: 0 Absent: 2
  - Motion by Anita to adopt the revised Policy for Stop Work Orders (Red Tags) issued for no Building Permits, dated 7/18/2017. \*Brings policy into compliance with recent legislation\*
    - Seconded by Gus
    - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 2
  - Motion by Chris to postpone Motion 6 for further review by the Board.
    - Seconded by Hilary
    - Motion Passes Yes: 9 No: 0 Abstain: 0 Absent: 0
- Member Comments
  - Tom Delaney – Signs: suggestions for signs in response to issues regarding improper parking at the lakeside park. Chris responded that signs are being ordered to address the issues.
  - Alan Massey – Requested clarification about current location of rocks at end of boat ramp at the Lakeside Park. Chris responded that current status is the rock bar has been lowered, but will be dredged for complete removal. Boat ramp gate – asked whether the gate is meant to close after a vehicle has reversed down it or if it will remain open so you can drive out.

Board responded that details are still being worked out on the matter and the plan will be announced once known.

- Meeting adjourned at 7:30 p.m.