



Durham Park Association
800 Glasscock Rd, Liberty Hill, TX 78642

Meeting Agenda
7:00 p.m. Wednesday Jan 22nd, 2025

Meeting Called by: DPA President
Type of Meeting: Annual

Note Taker and Time Keeper: Secretary (MG)
Attendees: SP, LC, KE, DG, MG, RE, DR, GE

President – Scott Porter (SP) Vice President - Lynn Calhoun Treasurer – Robert Edwards (RE)
Activities – Kara Edwards (KE) Maintenance – Dan Grubbs (DG) Secretary – Melynda Gero (MG)
Architectural Control Committee - Daniel Reed (DR), Virginia Malone (VM), Garner Edwards (GE)

Meeting Opened: SP at 7:04pm

Minutes: November minutes: KE proposed approval, LC seconded. 100% pass.

Treasurer's Report: Total of account balances is about \$58,978. Received some more assessment fees recently and got them deposited. There are about 30 outstanding from 2024. Plan is to send notices to properties with outstanding fees.

Today's Business

Committee Reports:

Maintenance: Water is running outside right now due to the freezing temperatures. DR suggested getting a Freeze Miser, which automatically senses when to cause the exterior faucet to drip for freezing temps. Will vote on.

Activities: Christmas party was great; the kids especially loved the "snow." Will bring up Spring activities and dates at the next meeting.

Architectural Control: A pool was approved for Brian Hahn on Double File Trace. An addition was approved for Beau Bastian on San Gabriel. If someone has a complaint about someone's property, they can talk to their neighbor, file a complaint, or call the county.

Pool & Building: Water for the pool is running right now due to freezing temps.

New/Future Business

Things to do in 2025:

- Bylaws need updating this year due to changes in Texas laws.
- Assessments will need to be adjusted for inflation.
- Consider planning a frisbee golf tournament, or a BBQ tournament if enough notice is given.
- Get quotes for tree trimmers for the trees surrounding the clubhouse, pool, and parking lot area to clear dead limbs.
- Consider lighting for the pavilion. Look for and tighten any loose boards on the community playset.
- Bring back community newsletters to increase outreach to the neighborhood; especially those who are not on Facebook. Will aim for quarterly newsletters. Board will prepare individual sections to give to the secretary at February's meeting to include in a March newsletter, as well as prepare a mailing list for it.
- Ask the HOA lawyer if drafting a fine structure applies to our community.

PUBLIC FORUM:

Robert Harris asked some questions:

- 1) Asked about the water source for the new community being built by Durham Park. GE responded with some answers such as they have their own community wells and each 1 acre lot will have its own septic system.
- 2) Asked who to contact in regards to potholes in the road. GE said contact the county; the more people that contact them the more likely it will get addressed.

3) Asked if changes in bylaws are reviewed by a lawyer. SP said the answer is yes.

ITEMS TO BE VOTED ON:

-Voted on purchasing a Freeze Miser for the clubhouse exterior faucet. MG proposed approval, DE seconded.

ANNOUNCEMENTS and ADJOURNMENT: Adjourned at 7:49pm. There will be a board work session on Wed Feb. 5, 2025 at 7:00pm at 800 Glasscock Road, Liberty Hill, TX. This will be to address some of the above plans for 2025 and prepare for the HOA meeting on Wed 12, 2025 at 7:00pm at the same address.