

Canyon Lake Hills POA  
Regular Monthly Meeting  
April 20, 2021

**The Regular Monthly Meeting** of the Canyon Lake Hills POA was Called to Order on April 20, 2021 at 7:07pm by President Casey Christian at the Civic Club on Oblate. A quorum was established.

In Attendance:

Casey K. Christian, President  
Bette L Gilbert, Vice President  
Cynthia M Anders, Director  
Stephanie De Tournillon, Newsletter  
Jessica H Arceneaux, Secretary

I. General meeting: CASEY

A. Recap of March 2021 Meeting(s):

**Motioned and Approved:** Treasurer's Report

2. Treasurer's Report

As of March 30, 2021 - YTD financials (from Real Manage Financial Notes Report)

- Cash on Hand \$334,289
- Liabilities \$15,438
- Total Revenues \$111,253
- Total Expenses \$78,198
- Net Surplus (deficit) \$33,055

**Motioned and Approved** (BG/CA)

II. VP report: BETTE – see info below and provide update

- A. **Annual Meeting Date – set for 7/10/2021 10am Motioned and Approved** (BG/CC)
- B. Budget preparation for the meeting. John, treasurer will use his or RealManage's budget. Tabled. In past, treasurer prepared the budget.
- C. Record Reconciliation Project is progressing. Mel is working on it. We are working diligently to bring our records back home.
- D. Recently renewed all 4 insurance policies totaled approx. \$8600 which was and increase on \$344 from last year.
- E. GoDaddy – we had 4 different invoices. Next year before renewal, they can sync the emails. End of March 2022 before renewal, we need to call GoDaddy to sync the emails we have. They bill us for a year and pro-rate for ones that aren't due yet.
- F. Carpenter's Hardware – problems with RealManage checks not being received. 2 have been cancelled and reissued 3 times. BG also paid 4 invoices from 2018 that never went through RealManage. Carpenters Hardware waived service fees.
- G. Annual Invoices – BG will push RM to send invoices in May as soon as possible after they enter the late fees the end of April.

H. Need to decide how to send out Solicitation for Board of Directors.

III. Compliance Report: - BETTE

- A. Update for the past 30 days - 2 new complaints that have been resolved; 2 old complaints that have been resolved; 1 open case that BG is watching to determine if someone is conducting business from their home.

IV. Pool Report: - BETTE/ CYNTHIA

- A. Update re: Pool opening Day: Proposal to open pool 5/15, close 9/30 **Motioned and Approved (CA/SD)**
- B. Application for Pool Custodian was approved to start May 1<sup>st</sup>.
- C. Update: new pool maintenance company – he gets \$300/month right now for winter schedule. Once Pool opens, BG will be more critical of his work.

V. Parks and Recreation Report: - CYNTHIA

- A. PAINT PARTY 4/24 at 9:30am, we have 25 picnic tables that need to be painted
- B. **Motioned and Approved to purchase 5 new railroad ties to replace rotten ones** and have them delivered and find someone to place them. (CA/JA) \$20 per railroad ties, \$80 delivery.
- C. Food Truck – find out when they are available. Jessica to find food truck vendor. Updates on website, Facebook and Nextdoor. Stephanie knows of a neighbor with a bbq business.
- D. Trash bag/ dog waste bags by boat ramps, Jessica to call Word or Army Corp of Engineers/County boat ramp. Wondering if we can put a sign or bags. Can county post signs?

VI. Newsletter Report: STEPHANIE

- A. Newsletter is available on the websites and copies will be at pool. Will have a lot of current info for our neighbors.

VIII. Other Business

Barbara Stubbefield, 291 Lighthouse – “across from me they are running a tow and rescue businesses. They bring cars in, flatbed truck.”

Lee Slater, questions about STRs.

CC - fines and fees are on hold right now, we are waiting for Texas Supreme Court to rule on an appeal.

BG - What can we do? Report to AirBnB, with url anyone can report it for trash. You need to have the url for the app. Good ideas – we have access to Comal Cty Land records online, can slow strs for tax.

Did they applied for a primary residence?

Septic update? Is it residential or commercial

IX. Adjournment 7:52pm