**CLHPOA MONTHLY MEETING, 2018**

**OCTOBER 16**

**7:PM**

**Call to order:** President Tom Huff called the meeting to order at 7 p.m. A quorum was established. Directors present were Huff, Johnston, Burkhardt, Carroll, Attra, Burkhardt, Huebinger, Linville.

Guests: 11 guests signed in.

**MOTION: To approve September 16, 2018 minutes**

**Johnston/B. Burkhardt**

**Approved**

The minutes from the last meeting were electronically distributed and approved.

**Treasurer’s report:** Bill Burkhardt reported that as of August 31 according to RM, we have $292,659. Current assets of $336,951. We had a net positive cash flow of $91.00 for the month,based on their accrual basis.

**MOTION: To approve the treasurer’s report**

**Johnston/Carroll**

**Approved**

President Huff asked Bill Burkhardt about signing signature cards and change the name for our RBFCU account.

They (RBFCU) require us to have a corporate authorization resolution to add President Tom Huff, Treasurer Bill Burkhardt and Secretary Cindy Linville as signatories on the account. We also need a signed minutes stating that we have approved these individuals. We will also need to remove the previous signators.

**MOTION: To approve Corporate Authorization Resolution**

**Johnston/Carroll**

**Approved**

We are going to remove the previous signatories: Pat Petrach, Gordon Kuenemann and Mike Mathis.

**MOTION: To remove the previous officers off the RBFCU account**

**R. Burkhardt/Johnston**

**Vice-president’s report:** Wendy is still working with Real Manage on account adjustments.

**Pool report:** The pool repair company, Reliablue Pool Supply sent an invoice for leak detection. It was $650 plus tax for the leak. Is going to bid with Ryan on fixing the leak. Not as extensive as first thought. Tiles around the curve. Will use new material, not grout. Eight hours was spent in the water, detecting the leak. Reliablue needs to submit their invoice, W-9 and certificate of insurance, and to scan it, send it to the treasurer, Bill, and that Bill would send it to RealManage and they would pay Reliablue Pool Supply. Treasurer suggested we review his bid and bring to the board.

Pool cards: Until the pool opens again in Spring, Rosemary needs people to sign the permit slip, she needs information on ID, driver’s license, verification of address, and pool cards can be picked up at the meetings.

Pool card forms are online at canyonlakehillspoa.org. Replacement cards are $35 and can be picked up at the meetings. Property owners who rent can charge pool card ($35) to renters.

**Park report:** Rosemary reports National Night Out a great success. Interesting speakers, Ben Scroggins, Tom Donahue, Mark Reynolds,Don Nicholson, Richard Smith (Comal County detective). Canyon Lake Hills is one of the safest neighborhoods at the lake, it was reported. We have FBI, FEMA, sheriffs, secret service people living in our neighborhood. The message was to call the Sheriff’s office if you see something suspicious. Sheriff’s department is using the United Methodist Church as a place for the sheriffs to take a break, restroom, etc.

Lemonade Landscaping got rid of the stickers on the playground, but now it has weeds. A member suggested Roundup but that was unacceptable. He then suggested a weed barrier and sand. Cost of sand was $2,000 for 5 loads. Needs to be at least 6 inches thick. Also will cost $350 for delivery. Weed fabric was suggested. Rubber pellets were $6,000. Problems with rubber. Wood products were suggested, wood pellets, mulch, etc. artificial turf. Rosemary will research.

Dumpster day: The cost will be $730.69 which includes 7 ton capacity dumpster. Iron Man will pick up metals and other materials. Dumpster Day is tentatively November 9,2018. Member suggests having a yard (rummage) sale along with Dumpster Day (Spring 2019).

**Permits report:** Ed Attra reported 8 building permits, 3 new homes, 2 carports,1 balcony, 1 detached garage, 1 deck, 15 tree-trimming permits.

Discussed trying to keep trees from being cut down in accordance with house position. Discussed importance of tree-trimming permit form.

**Compliance report:** Compliance positions still open.

**Old Business**

A topic was brought up by Cindy Moore, a realtor in the neighborhood, about the POA not being subordinate to mortgage companies’ lien. She said that lenders will not do business in Canyon Lake Hills due to subordination of the first lien.

We discussed that we would research this topic with the POA lawyer. It was suggested that POA dues be escrowed. Realtor would investigate if mortgage would set up POA escrow. She said Covenant 9 doesn’t say if we can or cannot be subordinate to lien.

Ed Attra suggested finding out about solving the problem with our lawyer, Clint about lien subordination.

**MOTION** : **To adjourn to Executive Session**

**Meghan/Bill**

**Approved**