

Cassie Property Owners Association
PO Box 34
Buchanan Dam, TX 78609

July 20, 2017 Regular Board Meeting
MINUTES

In Attendance: Kenna Bolan, Corey Cricchio, Donna Kiley, Roxanne Nelson, Harry Ransier, George Sanchez,
and Marnie Schoenfeld
Absent: Patty Morrow

Homeowners Attending: Deborah Holcomb and Felecia Sanchez

A quorum was present.

Harry called the meeting to order at 6:35 p.m.

April 2017 Minutes were presented. Motion made to accept minutes. Motion approved.

July 2017 Treasurer's Report was presented. There is a balance of \$21,764.08 in the Operating Account and \$34.21 in the Special Account. Motion made to accept treasurer's report. Motion approved.
We have 90 paid members to date for the year 2017/18.

Election of Officers for 1 year term beginning July 2017-June 2018.

President - Harry Ransier

Vice President - Marnie Schoenfeld

Secretary - Kenna Bolan

Treasurer - Patty Morrow

Motion made to elect the above officers for a one year term.

We need to remove Ron Petrick from the checking accounts and add Marnie Schoenfeld. Motion was made to remove Ron Petrick from our checking account and add Marnie Schoenfeld. Marnie will need to provide the bank a copy of her driver's license and social security card, and sign the signature card. Motion approved

Harry is waiting for the final bid from paving contractor Gene Williams to present the bid for Bonanza Trail. Harry will report to the board at the August board meeting.

Homeowners, Deborah and Stephen Holcomb have presented to the board via email prior to the board meeting, their request to build a shop in their back yard at 122 S Chaparral. The board has reviewed the proposal. Motion was made to accept the request. Motion approved. Harry will follow up with an email to the Holcomb's the approval letter to keep with their documents.

Discussion was held regarding rekey the boat ramp lock. Harry received a bid from Bret's Locksmith for \$1,100.00 and Bill's Lock and Key for \$634.00. We received the same quote from Bill's Lock and Key as last years. A motion was made to use Bill's Lock and Key for \$634.00 and have 100 Do Not Duplicate keys made. Motion approved.

The board discussed the low turnout of homeowners for the annual meeting in June. Roxanne suggested we move the meeting to a Saturday morning because she has attended other POA meetings on a Saturday morning and they have a better attendance than a weekday meeting. A motion was made to **Amend Article 3** of the **Cassie Bylaws**, to change the day at time of the annual meeting to the third Saturday in June at 10:00 am held at the Cassie Community Association building. Motion approved.

Kenna will retype the Amendment, attach to the bylaws and upload to our website. Kenna will add a new tab "Notices" to the website.

It is time to pay the Cassie Community Association rental dues of \$100 for the use of the building for our monthly meetings. Motion made to pay CCA \$100. Motion approved.

Harry proposed we donate \$500 to the Central Texas Water Coalition. Before a vote was conducted, Kenna proposed we not donate at this time in order to reserve our funds to pave Cassie roads. Tabled for discussion.

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Kenna presented two bids for liability insurance and D & O insurance from Cincinnati Insurance and State Farm. Premiums with Cincinnati are \$1720.95 for general liability and \$781.00 for D & O, for a total of \$2501.95. State Farm's premiums are \$1218.00 for general liability and \$285.00 for D & O, for a total of \$1503.00. State Farm premiums will save the POA \$998.95 annually. Motion was made to change to State Farm (Shane Stewart in Marble Falls) and pay \$1503.00 before our current policy expires August 26, 2017. Motion approved.

Kenna is having knee replacement surgery August 7. Donna is going to take over issuing boat ramp keys and secretarial duties until she returns late September. We need to replace Kenna's phone number at the boat ramp to Donna's. Marnie suggest we use coroplast to make the sign. Motion made to have new phone number sign made and for Donna to fill in for Kenna during her recovery. Motion accepted.

We have vehicles without trailers parking at the boat ramp and trailers without vehicles left overnight at the boat ramp. Discussion was held regarding these issues. A motion was made to have two signs made of coroplast with stakes saying "NO OVERNIGHT PARKING" and the sign for Donna's phone number for new keys. Motion approved.

Discussion regarding Cassie Rules and Regulations section 16. BOAT RAMP rules needs to be amended. A motion was made to **amend the Cassie Rules and Regulations Section 16. Boat Ramp rules.** Motion approved to add the following:

Item j. No overnight parking is permitted at the boat ramp.

Item k. No vehicles may be parked at the boat ramp without a trailer attached and no trailers may be parked at the boat ramp without a vehicle attached.

Item l. All boaters MUST comply with the LCRA 50' No Wake Rule at ALL times.

Item m. Violation of these Rules and Regulations may result in the denial of access to ALL Cassie POA property including the return of the boat ramp key.

Kenna will add the new items to the Rules and post on website.

How do we control parking, boat and jet ski launching, and trucks and cars driving behind Kenna's house constantly. The terrain along the shoreline is being destroyed by homeowners who refuse to pay dues to use the boat launch. Lengthy discussion was held. George would like to inspect the area and report to the board at the August meeting. Discussion tabled until Kenna returns from knee surgery.

No Wake Buoys may be purchased by homeowners. Some lakefront homeowners have expressed concerns of the continuous violation of the LCRA 50' No Wake Rule along the shorelines adjacent to Cassie subdivision. Harry has the GPS coordinates the homeowner's will need. The GPS coordinates were assigned to the board from the LCRA.

The Main entrance and several access areas need to be mowed and weed eaten on an as needed basis and bill the POA as the work is completed. . Motion was made for Bill Kiley to mow and weed eat the areas needing attention at his regular rate for each access area. Motion approved.

George requested we review his documents he submitted to the board for his retaining wall, fire pit, BBQ area, and any structures placed on Cassie POA property. The board reviewed his documents and decided to have George sign in front of a Notary a Fixed Property Agreement and submit to the board at the next regular board meeting. Motion was made to accept the Fixed Property Agreement. Motion approved.

Meeting adjourned at 8:30 p.m.

Kenna Bolan
Secretary

Harry Ransier
President