

MEETING MINUTES

May 14, 2026 REGULAR MEETING

BOARD OF DIRECTORS OF THE HELOTES PARK TERRACE HOMEOWNERS
ASSOCIATION, INC.

A Texas Non-Profit Corporation

- Call meeting to order:
 - Time: 1:17 pm
 - Present: Sara Lovell, Twyla Hulskotter, Robert Ressetar
 - Absent: Guest:

- Minutes
 - Meeting minutes from the quarterly April 6, 2026 meeting were approved via email on 4/12/26 by each BOD.
 - Motion: Twyla Second: Sara

- Monthly Financial Report
 - Treasurer previously provided March and April monthly reports via email. March financial reports were approved on 5/14/26 via email by each BOD.
 - April financial reports were resent on 5/14/26 and will be approved via email

- Gate
 - Continue to monitor issues at the gate with Gate codes being written on the pad.

- Documents
 - Annual document retention process complete on 5/7/26.
 - Bylaws & CC&R Changes
 - BOD reviewed and approved changes proposed and reviewed by lawyer.
 - Motion: Twyla Second: Robert
 - Collection Policy Updates
 - BOD reviewed and approved changes proposed and reviewed by lawyer.
 - Motion: Twyla Second: Robert

- Sub Committees
 - BOD reviewed and approved charters and nominations for chair position for each sub-committee: Voting and Elections; Governance Document; Speeding; Cameras Culberts and Drainage
 - Motion: Twyla Second: Sara
 - BOD decided the HOA Management Software would be addressed by HOA Board members
 - Motion: Twyla Second: Sara

- Road Maintenance
 - Quotes provided by 3 contractors were reviewed. The BOD approved the Pro-Line quote for \$14800.00 including 4 inch thick asphalt replacement and extension as well as a curb to help maintain the edges of the asphalt.
 - Motion: Twyla Second: Sara

- New Business
 - Fall garage sale will be evaluated based on homeowner interest at that time.
 - Bulk waste pickup is not available through the subdivision's Waste Management contract. Sara will look into options.

- **Executive Session Summary**

- The BOD discussed several complaints from homeowners and potential covenant violations.

- Adjournment:

- Time: 2:24 pm Motion: Twyla Second: Robert