

Board Meeting, February 18, 2019 at 6:30 P.M.

Board Members in attendance: Helen Tate, Rex Henry, Judy Carter, John Weber

Minutes from the previous board meeting were approved.

The 2018-year end financials were reviewed including a handout.

Mr. Weber reviewed the board's 2018 achievements:

- Installed numbered directional signs at intersections in the community to assist visitors in locating resident addresses.
- Completed cleanup of community retention pond to meet code requirements of the City of Round Rock. Partial funding of the clean up was negotiated with the builder to reduce expense to owners.
- Installed a new gate motor at front entrance gate to improve access speed.
- Painted front gate, pedestrian gate, and rear gate.
- Repaired the stonework on the front gate.
- Programmed the back gate to allow all residents both exterior and interior access through this gate.
- Installed surveillance cameras in the community and contracted with 1st Choice Security to maintain and monitor the equipment.
- Adopted and implemented a Leasing Permit Policy.

The Board unanimously approved the following resolution: It is resolved that any Owner who violates the Leasing Policy by leasing his unit without a valid leasing permit shall, after notice and an opportunity to cure, be fined in the amount of \$1,000 per month. Additionally, all legal fees and costs of enforcement shall be charged back to the owner in violation. The managing agent and attorneys are directed to take the actions necessary to effectuate this resolution. The resolution shall be in effect until further action or resolution of the board.

President Tate announced the annual meeting is scheduled for April 16, 2019 at 7:30 P.M. at Chandler Oaks Elementary School.

The Board reviewed a homeowner's request for an extension of the walking trail from the pool area to the mailboxes and installation of an awning for the children's pool area.

The Board meeting adjourned at 7:08 P.M.