

Indian Oaks Homeowners Association
P.O. Box 909
Quinlan, Tx 75474

SPECIAL BOARD OF DIRECTORS MEETING Minutes

To: All members of the Indian Oaks Homeowners Association

Notice is hereby given that quarterly board meeting will be held at 10:00 AM on October 14, 2023, at Lakeside Church, 1056 Hwy 276, West Tawakoni, TX 75474.

- Call to order : 10:09 12 Members in attendance representing 18 lots.
- Reading of minutes of last meeting : Read by Joshua Maxwell
- Open discussion related to any of the following matters. Limit 3 minutes per person, total 15 minutes.
 - Storm drainage issues, Who is responsible City/HOA , water runoff issues causing damage to homes, // city requests evidence of water issues. City code officer now enforcing, and inspecting.
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Matters to be discussed and conducted at the meeting are as follows:

1. Announce plans for Fall Parade And Chili Supper.

Parade at 5pm and chill supper after, start point at the boat ramp

2. Proposition#1:Propose to add an amendment to the bylaws as follows:

Article IV, Section 5

(f) The Board will be able to allocate, at its discretion, the amount of up to \$5,000 to any one expenditure, and a total of up to \$10,000 per calendar year to more than one different expenditure without seeking approval of HOA members. A single expenditure in excess of \$5,000 or a per annum total for different expenditures in excess of \$10,000 is to be approved by an HOA member majority present at a meeting of members. The hiring of outside contractors will require a statement of work.

Vote: all in favor; no opposed

3. Proposition#2: Propose an amend Article IV Section 1 of the bylaws to read as follows:

Section 1. Number and Qualifications. The affairs of the Association will be managed by a board of five directors, who will be Members of the Association. A minimum of 3 members will be full time residents of the Indian Oaks Addition.

Vote: all in favor; no opposed

4. Proposition #3: Adopt fines and fee schedules including:

~~Adopt Procedures and Fines for Violations of Article VI Use Restrictions, Section 14~~

~~No boat, trailer, camper body or similar vehicle (meaning and including motorcycles, boats, any type of motor vehicle, farm tractor and equipment, motor home, mobile home, camper, travel trailer, electric or gasoline driven motorized equipment or tools and equipment whether motorized or not, used in any way in the building and construction trades) shall be parked for storage in the driveway or between the front boundary and front setback line of a Lot. No abandoned, junk or vehicle not in running operating condition (meaning and including motorcycles, boats, any type of motor vehicle, farm tractor and equipment, motor home, mobile home, camper, travel trailer, electric or gasoline driven motorized equipment or tools and equipment whether motorized or not, used in any way in the building and construction trades) shall remain on any Lot. Vehicle parts may not remain on the premises unless located entirely within a permitted building other than the residence. Trucks and tractor-trailers larger than one and a half (1 ½) tons of carrying capacity may not be parked or permitted to remain on a Lot except for use or delivery of materials during construction. No vehicle of any type shall ever be parked, placed or permitted to remain on any public right-of-way within the Subdivision for more than 72 continuous hours in any one month period (meaning from the first day of a calendar month to the last day of a month). Vehicles remaining parked on a Subdivision Street greater than 72 hours within a month maybe removed by the Association and stored with cost of removal and storage taxed to the vehicle owner. Vehicles of homeowners, guests and invitees may not be parked overnight on street abutting adjacent Lot except with consent of adjacent Lot owner. Vehicles of Lot owner and otherwise shall be parked on paved or other hard surface drive and may not be parked within yard areas.—~~

~~(Section 14 will be divided into the following subsections.)~~

- ~~1. No boat, trailer, camper body or similar vehicle as defined in section 14 official document shall be parked for storage in the driveway or between the front boundary and front setback line of a lot.
 - ~~a. — A warning letter requesting that vehicles be removed within 10 days shall be sent to the property owner.~~
 - ~~a. — If the vehicle is not removed in 10 days, then a certified letter will be sent assessing \$10 per day until the vehicle is removed.~~~~

- ~~2. No abandoned, junk or vehicle not in running operating condition shall remain on any lot.~~
- ~~a. A warning letter requesting that vehicles be removed within 30 days shall be sent to the property owner.~~
- ~~a. If the vehicle is not removed in 30 days, then a certified letter will be sent assessing \$10 per day until the vehicle is removed.~~
- ~~3. Vehicle parts may not remain on the premises unless located entirely within a permitted building other than the residence.~~
- ~~a. A warning letter requesting that vehicle parts be removed within 24 hours will be sent to the property owner~~
- ~~a. If parts are not removed within 24 hours, then a certified letter will be sent assessing \$10 per day until the parts are removed.~~
- ~~4. Trucks and tractor-trailers larger than 1 ½ tons may not be parked or permitted to remain on a lot except for use or delivery of materials during construction.~~
- ~~a. A warning letter requesting that vehicles be removed within 2 days shall be sent to the property owner.~~
- ~~a. If the vehicle is not removed in 2 days, then a certified letter will be sent assessing \$10 per day until the vehicle is removed.~~
- ~~5. No vehicle of any type shall be parked, placed, or permitted to remain on any public right-of-way within the Subdivision for more than 72 continuous hours in any 1-month period.~~
- ~~Vehicles remaining parked on Subdivision Street greater than 72 hours within any 1-month period may be removed by the HOA and stored with cost of removal and storage charged to the vehicle owner. (this is set forth previously in section 14)~~
- ~~6. Vehicles of homeowner, guests and invitees may not be parked overnight except on property of homeowner or street adjacent to homeowner's lot.~~
- ~~a. Vehicles in violation of this will be asked to be removed~~
- ~~a. See section 14:5 for further information~~
- ~~7. Vehicles of the homeowner shall be parked in driveways and not within yard areas.~~
- ~~a. A warning letter requesting that vehicles be removed from the yard area within 2 days shall be sent to the property owner.~~
- ~~a. If the vehicle is not removed from the yard in 2 days, then a certified letter will be sent assessing \$10 per day until the vehicle is removed. There will be no 2-day grace period and fines will double for owners who violate this section more than once in a 12 month period.~~

PROPOSITION 3 TABLED FOR REWRITE OF ARTICLE IV

Proposal Committee to rewrite Article IV
All in favor , no opposed

Committee members:

Josh Maxwell
RettByers
Derek Roworth
Tommy Page

5. Open Forum – Limit 3 minutes per person, total 15 minutes.

Action item Discussion of rental of roll off trash dumpster, for HOA use (quarterly, yearly, of concrete PAD.) - Greg

Action Item to find a solution to storm drainage issue Rett

6. Meeting adjourned 11:20

Signed,



Joshua Maxwell, Secretary

Date 10-14-2023
