

PINON CREEK HOMEOWNERS ASSOCIATION, INC.
BOARD MEETING MINUTES
October 22, 2018 * 5:30 PM * Encino Park Library
2515 E. Evans Road, San Antonio, TX. 78259

PRESENT:

Juan Rodriguez, President
Cynthia Bagley, Treasurer
Marisol Rodriguez, Secretary
Mohan Penta, Vice President
Pedro Meza, Member at Large
Karen Eldridge, AAM

ABSENT: None

CALL TO ORDER:

With the establishment of a quorum, the Board Meeting was called to order by Juan Rodriguez, Board President at 6:05 pm.

PRESIDENT'S REMARKS:

Juan Rodriguez addressed the Board and owners present with the following:

- Welcomed all the owners present and expressed gratitude for their attendance.
- Wants to make sure the Board conducts an informative meeting and will have an open homeowner for questions. Reminded the owners present about the open meeting policy adopted in 2018 and questions need to be emailed to the HOA and management 48 hours prior to the meeting.

HOMEOWNER FORUM:

One owner addressed the Board about basketball goals and placement. She explained the circumstances of her violation and asked if the Board would consider a plan to place a basketball court at the park in the future. The Board took this request under advisement and Pedro Meza will also explore the possibility of having a court in the green space between Pinon I and Pinon II.

COMMITTEE REPORTS:

ACC- Chairman of committee announced there were several approved projects which included solar panels, fencing and home improvement projects. A motion was made by Juan Rodriguez to receive monthly ACC reports on all projects so the Board is aware of what is approved or denied in the community. Seconded by Cyndy Bagley and unanimously carried to approve.

Social- Chairperson announced that National Night Out was a big success with about 60 attendees of homeowners. A good time was had by all with meet and greet. The proposed movie night social event was explored it will be very costly to the HOA. The

event will require more research and a Board vote since it would cost several thousand dollars to host this type of event.

Communication Committee- Chairperson would still like to create a newsletter for the HOA and hopes to have it in place for 2019. Meanwhile communication is posted to Facebook and Nextdoor and website for all owners to receive.

Juan Rodriguez made a motion to approve committee reports. This was seconded by Cynthia Bagley and unanimously carried to approve.

MINUTES:

A motion to accept the July 26, 2018 meeting minutes as written, was made by Juan Rodriguez and seconded by Pedro Meza and was approved unanimously.

FINANCIAL REPORTS:

Pedro Meza made a motion to accept the financials as presented. This was seconded by Mohan Penta and passed unanimously.

DECISIONS MADE TO BE RATIFIED:

- Irrigation repairs in park

Pedro Meza made a motion to approve all ratifications. This was seconded by Cynthia Bagley and passed unanimously.

OLD BUSINESS:

- a) Entrance lighting update- Pedro Meza gave the Board an update on his research on solar panels. He will make a formal proposal to outline the material cost and installation for the Board to review and approve.
- b) Fence project-Cynthia Bagley made a recommendation:
 - Pick two paint colors and ask for Homeowner input with a poll on social media sites. Goal to have color choices by end of October. That will give owners a chance to review over the next few months. Cyndy will coordinate the color choices with Pedro.
 - Pedro Meza volunteered to put sample color boards at both entrances so owners can see what the fence colors would like prior to voting.

NEW BUSINESS:

- Three bids were received for landscape maintenance contract as requested. Board reviewed bid recap submitted by AAM and the proposals. After Board discussion on the scope of work and bids received, Cyndy Bagley made a motion to work with A-N-C to ensure all the items of service and frequency would be covered in the contract. Seconded by Marisol Rodriguez and passed unanimously. Marisol will work with Robert with A-N-C to accomplish this task and resubmit the revised proposal to the Board for approval. This needs to be completed in the next few weeks to meet the deadline on signing the new contract for 2019-2020 seasons.
- 2019 budget draft was reviewed and discussed by the Board with AAM. Once a few changes are made by AAM the Board will review one more time via email to give final approval for posting in the accounting software.

NEXT MEETING DATE:

The next Board Meeting date: January 28, 2019 to be held in the large library room. 5:30 pm for Executive and 6:00 pm for Annual meeting.

ADJOURNMENT:

With no further business to discuss, a motion to adjourn was made by Juan Rodriguez, President, and seconded by Mohan Penta. With all in favor, the meeting was adjourned at 7:52 pm.

Minutes prepared by: Karen Eldridge