

**PINON CREEK HOMEOWNERS ASSOCIATION, INC.**  
**ANNUAL MEETING MINUTES**  
**January 28, 2019 \* 6:30 PM \* Encino Library**  
**2515 E. Evans Rd, San Antonio, TX 78259**

**PRESENT:**

Juan Rodriguez, President  
Mohan Penta, Vice President  
Cynthia Bagley, Treasurer  
Marisol Rodriguez, Secretary  
Pedro Meza, Member at Large  
Samantha Alvarez, AAM Community Management  
Lisa Hanson, AAM Community Management

**CALL TO ORDER:**

The meeting was called to order at 6:35 pm by Board President, Juan Rodriguez.

**ESTABLISHMENT OF A QUORUM:**

AAM, LLC established that the 10% (18) quorum requirement was met with 18 homeowners in person, and 4 by proxy.

**PREVIOUS MEETING MINUTES:**

Richard Stockstill made a motion to approve the 2018 Annual Meeting Minutes. Linda Fisher seconded; with all in favor, the 2018 Annual Meeting Minutes were approved.

**COMMITTEE REPORTS:**

- Social Committee – Cyndy Bagley reported on the activities organized by this committee including Easter Egg Hunt 4th of July American flag placement, Halloween boo bags, National Night Out, and Veterans Day flag placement, and plans to have the same activities for the upcoming year.
- Architectural Control Committee – Pedro Meza reported they received many solar panel improvement requests and reminded owners to obtain applicable City permits.
- Communications Committee – Marisol Rodriguez highlighted several events accomplished throughout the year including a Town Hall meeting in the spring; landscaping the entrances; meeting with contractors (for pressure washing, fence maintenance/replacement, and possible irrigation and lighting at the entrances); pressure washing the monuments, columns and park benches; fixed broken sprinkler at the park; moved the HOA meetings closer to the community and at a reasonable time; and renegotiated the contract for landscaping after receiving competitive bids. She also got the community involved in voting for the preferred color for the perimeter fence. She announced the Board will discuss having another Town Hall meeting in the spring, and she encouraged owners to email their questions to AAM and [hoa@pinoncreek.com](mailto:hoa@pinoncreek.com).

Sue Pratt made a motion to approve the Committee Reports. Linda Fisher seconded; with all in favor, the Committee Reports were unanimously approved.

**FINANCIAL REPORT:**

Cyndy Bagley reviewed the 2018 Financials. Richard Stockstill made a motion to approve the Financial Report. There was second from the floor; with all in favor, the 2018 Financials was unanimously approved.

**PRESIDENT'S REPORT:**

- Juan Rodriguez informed members the primary goal of the board is to continue to improve property values for the community.
- He encouraged member to volunteer for communities and welcomed their ideas and input.
- The Town Hall Meeting they discussed the perimeter fence. Homeowners need to make repairs and the board is still discussing whether to stain fence. The board provided 3 stain options and asked owners to vote on website and through email. The stain option 3 received the most votes.
- A new fine policy was adopted last year and the board and management company are currently working on standardizing the violation process.

**BOARD OF DIRECTORS ELECTION:**

It was announced that there were two positions up for election. The candidate, Pedro Mesa was introduced and there were two nominations from the floor for Richard Stockstill and Cyndy Bagley. The votes were tallied, the candidates receiving the highest number of votes were Cyndy Bagley and Richard Stockstill who were elected to the board.

**ADJOURNMENT:**

With no further business to discuss the Annual Meeting was adjourned at 7:55 p.m.

Minutes taken by Lisa Hanson at AAM Community Management