

Eagle Tree Homeowner's Association, Inc

806-322-4088
Board@EagleTreeAma.org

950 Mulberry Trail
Amarillo, Texas 79124-3705

www.EagleTreeAma.org

Meeting of Board of Directors 2007-2008

Minutes

Meeting Date: Thursday, January 10, 2008

Location: Kyle Grigsby's home – 2001 Daws Drive

Board Members Present: Kyle Grigsby, Sue Bezner, Lelan Callaway, Delbert Hollis, Ernest Latta, Shirley Sterling and Jeannie Wiechec.

Others present: Vanessa Anderson

Quorum being present, Kyle called the meeting to order at 7:00 pm

Secretary / Treasurer's reports

Minutes from the November 8, 2007 meeting were read. Jeannie moved to approve the minutes as read and Ernest seconded the motion – unanimous approval.

Financial report was presented. In summary as of January 10, 2008 we have \$4,982.29 in the bank. Kyle moved to approve the financial report as presented and Shirley seconded the motion – unanimous approval.

Old Business

Sue told us that Tommy Bezner has offered American Electric apprentices to complete the new roof at our Mulberry Trail commons area. Lelan moved that we authorize up to \$400 for apprentice labor to complete the roof. Jeannie seconded the motion – unanimous approval.

Discussed covenants and restriction violations as relates to articles 9.02 Animals, 9.03 Parking and Vehicles, 9.06 Garbage and Refuse Disposal, and 9.12 Exterior Maintenance. Letter will be sent to Larry Lemarr regarding the "commercial appearance" of his property.

Request for additional package boxes at Eagle Tree cluster mailbox area. Letters were sent to Amarillo Postmaster on August 8th and November 5th; however, as of this date we have not received any response. Lelan will go to the Ross Street Post Office to discuss this issue.

New Business

In light of Bushland ISD Superintendent John Lemons' request to present their bond proposal and an opportunity to provide our community with an update on the upcoming work on Dowell Road Lelan moved and Sue seconded that a North Dowell Road Community meeting in late January or early February should be scheduled. Kyle will contact Supt Lemons for a date – unanimous approval.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, March 13, 2008 at Sue Bezner's home – 1608 Dowell Road

Spring Dowell Road Clean Up: 10 am Saturday, May 17, 2008

ETHOA Annual Meeting & Picnic on Saturday, June 21, 2008

Lelan moved to adjourn meeting at 8:05 pm and Shirley seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
Vice President

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Meeting of Board of Directors 2007-2008

Minutes

Meeting Date: Thursday, March 13, 2008

Location: Sue Bezner's home – 1608 Dowell Road

Board Members Present: Sue Bezner, Lelan Callaway, Ernest Latta, and Jeannie Wiechec.

Board Members Absent: Kyle Grigsby, Delbert Hollis, and Shirley Sterling

Others present: none

Quorum being present, Sue called the meeting to order at 7:30 pm

Secretary / Treasurer's reports

Minutes from the January 10, 2008 meeting were read. Jeannie moved to approve the minutes as read and Ernest seconded the motion – unanimous approval.

Financial report was presented which included a list of the 46 who have paid their 2008 membership dues. In summary as of March 12, 2008 we have \$6,698.83 in the bank. Ernest moved to approve the financial report as presented and Jeannie seconded the motion – unanimous approval.

Consensus is that we send a second dues reminder to those who have not yet paid.

Old Business

Discussed North Dowell Road Community Meeting held at the Bushland High School on Monday, February 25, 2008. There were 29 in attendance at this meeting. See attendee list attached.

- Potter County Precinct 3 Commissioner Joe Kirkwood gave us an update on the planned work on Dowell Road from Indian Hill Road to the Eagle Tree entrance.
- Bushland ISD Superintendent John Lemon spoke to us about the current status of the district and perceived future situation. All BISD board members attended this meeting, except Elven Corder.

Our Spring Dowell Road Clean Up is scheduled for Saturday, May 17, 2008. As before we plan to start at 10 am and follow with a hot dog and ice cream social on the Dowell Road side of Lelan & Cinda's property. Sue will coordinate this event.

The Annual Eagle Tree Homeowner's Association Meeting & Picnic is scheduled for Saturday, June 21, 2008. The consensus is that we should once again have hamburgers and hot dogs with attendees bringing deserts.

Kyle, Ernest and Shirley's term as directors expires and all three officer positions expire.

Sue reported that new roof is almost complete on our 950 Mulberry commons area structure. We need volunteers to paint the posts and repair the picnic tables. Tommy Bezner used American Electric apprentices to install the roof and will be reimbursed \$300 for this.

Discusses violations of covenants and restriction.

Package Boxes at Eagle Tree Cluster. Lelan spoke with a supervisor at the Jordan PO who confirmed that the Ross Street PO handles mailbox issues.

Member Communications: Subject of our next postcard will be the Spring Dowell Road cleanup and our annual meeting.

New Business

None

Future Calendar Items

Next Board Meeting: 7 pm Thursday, April 10, 2008 at Ernest Latta's home – 1404 Daws Drive

Spring Dowell Road Clean Up: 10 am Saturday, May 17, 2008

ETHOA Annual Meeting & Picnic on Saturday, June 21, 2008

Jeannie moved to adjourn meeting at 8:10 pm and Ernest seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Kyle Grigsby
President

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Meeting of Board of Directors 2007-2008

Minutes

Meeting Date: Tuesday, April 15, 2008

Location: Ernest Latta's home – 1404 Daws Drive

Board Members Present: Kyle Grigsby, Sue Bezner, Lelan Callaway, Delbert Hollis, and Ernest Latta.

Board Members Absent: Shirley Sterling and Jeannie Wiechec

Others present: Dorothy Latta

Quorum being present, Kyle called the meeting to order at 7:00 pm

Secretary / Treasurer's reports

Minutes from the March 13, 2008 meeting were read. Sue moved to approve the minutes as read. Ernest seconded the motion – unanimous approval.

Financial report was presented which included a list of the 46 who have paid their 2008 membership dues. In summary as of April 13, 2008 we have \$6,758.83 in the bank. Delbert moved to approve the financial report as presented. Sue seconded the motion – unanimous approval.

A second dues reminder was sent to those who had not yet paid (47) on mailed March 28, 2008 and since then we have received \$360 in dues.

Old Business

Discussed our **Spring Dowell Road Clean Up** scheduled for Saturday, May 17, 2008. Consideration was given to canceling due to the road work; however, the consensus was that we should proceed as planned but include a workday at our Mulberry Commons area. As before we plan to start at 10 am and follow with a hot dog and ice cream social on the Dowell Road side of Lelan & Cinda's property. Sue will coordinate this event.

The **Annual Eagle Tree Homeowner's Association Meeting & Picnic** is scheduled for Saturday, June 21, 2008. The consensus is that we should once again have hamburgers and hot dogs with attendees bringing deserts.

Kyle, Ernest and Shirley's term as directors expires and all three officer positions expire which means we will need nominees for these board positions.

Discussed **violations of covenants and restriction**. Sue reported that Larry Lemarr had called her about the letter we sent advising them that conditions on his property appears to be in violation of our covenants. He will send us a reply. Board members have been approached about possible violations of articles 9.02. Animals, 9.03. Parking and Vehicles, 9.04. Limitations on Commercial Activities, 9.05. Offensive Activities, 9.06. Garbage and Refuse Disposal, and/or 9.11. Perimeter Fencing. We will investigate and send letters as appropriate.

Package Boxes at Eagle Tree Cluster. Lelan spoke with Jeff Parrish (Ross Street PO) about our letter. He said USPS no longer installs the package boxes like we have in Eagle Tree. They are installing a new type that includes smaller package boxes ... he said we could see the new type in the Colonies or Greenway. Jeff said ours would be replaced but could not say how soon. In the mean time he will try to locate some of the old style package boxes that we could install.

Member Communications: Subject of our next postcard will be the Spring Dowell Road cleanup, our annual meeting and roaming dogs.

New Business

Discussed potential **Sale of 2200 Las Tecovas Trail Commons Area** (PRAD R-014-4600-1800.0). The board was contacted by a potential buyer of the vacant property adjoining our commons area to the South who expressed interest in buying this property. Sue moved that we seek ETHOA Member approval to sell the 2200 Las Tecovas Trail Commons Area (Eagle Tree # 2 Lot Block 0006 Common Area) by sealed bid with a minimum bid of the 2008 market value placed on this 3.08 acres by the Potter Randall Appraisal District plus 15%. In the event of a tie bid an adjoining property owner will be awarded the bid. Ernest seconded the motion – unanimous approval. Proceeds of the sale would be deposited in the ETHOA bank account. Note: the 2007 PRAD appraised value for the land in all four common areas is \$10,000 per acre; however, our value for tax purposes is 15% of the appraised value.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, May 8, 2008 at Sue Bezner's home – 1608 Dowell Road

Spring Dowell Road Clean Up: 10 am Saturday, May 17, 2008

ETHOA Annual Meeting & Picnic on Saturday, June 21, 2008

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Sue moved to adjourn the meeting at 8:30 pm and Delbert seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Kyle Grigsby
President

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Meeting of Board of Directors 2007-2008

Minutes

Meeting Date: Tuesday, May 8, 2008

Location: Sue Bezner's home – 1608 Dowell Road

Board Members Present: Sue Bezner, Lelan Callaway, Ernest Latta, and Jeannie Wiechec

Board Members Absent: Kyle Grigsby, Delbert Hollis, and Shirley Sterling

Others present: Cinda Callaway

Quorum being present, Sue called the meeting to order at 7:40 pm

Secretary / Treasurer's reports

Minutes from the April 15, 2008 meeting were read. Ernest moved to approve the minutes as read. Jeannie seconded the motion – unanimous approval.

Financial report was presented which included a list of the 57 who have paid their 2008 membership dues. In summary as of May 7, 2008 we have \$6,902.63 in the bank. Ernest moved to approve the financial report as presented. Jeannie seconded the motion – unanimous approval.

Old Business

Discussed our **Spring Dowell Road Clean Up** scheduled for Saturday, May 17, 2008. We plan to start at 10 am and follow with a hot dog and ice cream social on the Dowell Road side of Lelan & Cinda's property. We will seek volunteers to paint the posts at our Mulberry Commons Area. Sue will coordinate this event.

The **Annual Eagle Tree Homeowner's Association Meeting & Picnic** is scheduled for Saturday, June 21, 2008. The consensus is that we should once again have hamburgers and hot dogs with attendees bringing deserts.

Kyle, Ernest and Shirley's term as directors expires and all three officer positions expire which means we will need nominees for these board positions.

We will also vote on the proposed sale of the Las Tecovas Commons Area.

Member Communications: Subject of our next postcard will be the Notice of our Annual ETHOA Membership Meeting and Picnic.

Covenants and Restriction Violations: Lelan reported on his conversation with Larry Lemarr about the letter we sent regarding the "commercial appearance" of his property. Larry is in the process of remedying this situation.

New Business

Use of Commons Area: Discussed use of our Mulberry Commons Area by non-members. Jeannie moved that we obtain a \$100 reservation deposit of which \$50 will be returned provided the property is cleaned up after the use. Ernest seconded the motion - unanimous approval.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, June 12, 2008 at Lelan Callaway's home – 950 Kachina Drive

ETHOA Annual Meeting & Picnic on Saturday, June 21, 2008

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Ernest moved to adjourn the meeting at 8:20 pm and Jeannie seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Kyle Grigsby
President

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Meeting of Board of Directors 2007-2008

Minutes

Meeting Date: Thursday, June 12, 2008

Location: Lelan Callaway's home – 950 Kachina Drive

Board Members Present: Kyle Grigsby, Sue Bezner, Lelan Callaway, Delbert Hollis, and Ernest Latta.

Absent: Shirley Sterling and Jeannie Wiechec.

Others present: Roy Hunter and Cinda Callaway

Quorum being present, Kyle called the meeting to order at 7:30 pm

Secretary / Treasurer's reports

Minutes from the May 8, 2008 meeting were read. Sue moved to approve the minutes as read. Ernest seconded the motion – unanimous approval.

Financial report was presented which included a list of the 59 who have paid their 2008 membership dues. In summary as of June 12, 2008 we have \$6,742.11 in the bank. Kyle moved to approve the financial report as presented. Delbert seconded the motion – unanimous approval.

Old Business

Our Spring Dowell Road Clean Up on Saturday, May 17, 2008 and the hot dog and ice cream social afterwards was well attended.

The Annual Eagle Tree Homeowner's Association Meeting & Picnic is scheduled for Saturday, June 21, 2008. Areas of responsibility: Delbert (coordinate inflatable for the kids), Ernest (mow), Kyle (cook / chair meeting), Lelan (print agenda, membership list, ballots, and other reports), and Sue (coordinate food).

Lelan moved that "based on questions raised by Roy Hunter about our legal rights to sell our common areas the proposed sale will be dropped from the ballot; however, a discussion of the proposed sale will be on the agenda." Sue seconded the motion – unanimous approval.

Roy said he would get documents related to sale of common areas to the board secretary.

Member Communications: The subject of our next postcard will be discussed at the July Board Meeting.

New Business

Lelan moved that we reimburse Ernest for fuel used to mow common areas. Sue seconded the motion – unanimous approval.

A member raised the questions about having guineas to help keep snakes away. The consensus of the board is that our covenants and restrictions are silent on this subject.

The board acknowledged Roy Hunter's proposal that "Las Tecovas Commons area to be developed as an Equine Park" to be addresses at a future board meeting.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, July 10, 2008 at Delbert Hollis' home at 11800 Drippin' Springs Trail

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Lelan moved to adjourn the meeting at 8:45 pm and Ernest seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
President

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Annual Membership Meeting & Picnic Minutes

Date: Saturday, June 21, 2008

Location: Our Commons Area at 950 Mulberry Trail

The event began around 5 pm with a meet, mingle and food preparation time. This was followed by hamburgers, hot dogs, buns, trimmings and drinks provided by ETHOA and an abundance of favorite side dishes and deserts brought by the attendees. A moonwalk was provided for the children who seemed to enjoy themselves.

Kyle Grigsby, outgoing president, called the Annual Membership Meeting to order at 6 pm with the following 44 adults and 23 children present.

Name	Voted	Adults	Kids
David & Vanessa Anderson	1	2	3
Richard & Charlotte Ashford	1	2	
Tommy & Sue Bezner	1	2	
Lelan & Cinda Callaway	1	2	
Jack & Bonnie Dooley		2	
James & Eileen Murphy Doores	1	2	
Lonny & Donna Eaves	1	2	
Scott & Kara Flathouse	1	2	3
Kyle Grigsby	1	1	2
James & Selena Hart	1	2	
Mike & Kelly Harz	1	2	3
Delbert & Kristy Hollis	1	2	3

Name	Voted	Adults	Kids
Ann Huebner	1	1	
Johnny Hutchison	1	3	
Jennifer Langley	1	1	1
Ernest & Dorothy Latta	1	2	
Larry & Karla Lemarr	1	2	
Missy Moore	1	1	
Eric & Jennifer Narrell	1	2	3
James & Loyce Rutledge	1	2	
Michael & Johnna Treat	1	2	1
Walt Weaver		1	
James & Jeannie Wiechec	1	2	3
Samuel & Tina Wingrove	1	2	1
Total	22	44	23

After introduction of the 2007 – 2008 board members, the floor was opened for nominations for board members and officer positions. The terms of Kyle Grigsby, Ernest Latta, and Shirley Sterling are expiring and they are not seeking reelection. Twenty-two (22) association members present signed in and received a ballot. Election results were counted with the following results for our 2008 – 2009 Board.

Sue Bezner – President
Johnny Hutchison – Vice President
Lelan Callaway - Secretary / Treasurer

Scott Flathouse - Director
Delbert Hollis – Director
Tim Moore – Director
Jeannie Wiechec – Director

Kyle gave summary of activities during the past year which included fall and spring Dowell Road cleanup, community meeting at Bushland High School, new roof and painting at Mulberry Commons Area. Ernest Latta was acknowledged for his work mowing the commons area, Tommy Bezner for coordinating taking off the old roof and putting the new one on and an unnamed member for donation of roofing materials.

Discussions of the proposed sale of the Las Tecovas Commons Area and views on sale of common areas in general followed. Views both against selling and for selling were expressed in an informative manner.

Lelan gave an update on Dowell Road improvements. Requests for updates from Commissioner Kirkwood have gone unanswered since he met with us at the meeting at Bushland High School in February, 2008 and told us that funds were in the county budget and that bids would be sent out soon. We have learned from County Judge Arthur Ware (June 12th) that the bids have not yet been sent out. Walt Weaver said Judge Ware asked if we were willing to use an alternate route out so that both lanes could be worked on at once which would shorten the overall time to complete the project. The consensus of those in attendance that the proposed alternative route via the landfill was not acceptable.

Sue made an appeal for volunteers to help with community projects.

Motion was made at 7 pm to adjourned the meeting – unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer

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Meeting of Board of Directors 2008-2009

Minutes

Meeting Date: Thursday, July 10, 2008

Location: Delbert Hollis' home at 11800 Drippin' Springs

Board Members Present: Sue Bezner, Johnny Hutchison, Lelan Callaway, Scott Flathouse, Delbert Hollis, Tim Moore, and Jeannie Wiechec

Others present: Roy Hunter

Quorum being present, Sue called the meeting to order at 7:00 pm

Secretary / Treasurer's reports

Minutes from the June 12, 2008 meeting were read. Jeannie moved to approve the minutes as read.

Johnny seconded the motion – unanimous approval.

Financial report was presented which included a list of the 60 who have paid their 2008 membership dues. In summary as of July 10, 2008 we have \$6,470.69 in the bank. Delbert moved to approve the financial report as presented. Johnny seconded the motion – unanimous approval.

Minutes of the Annual Eagle Tree Homeowner's Association Meeting & Picnic held on Saturday, June 21, 2008 were read. Jeannie moved to approve the minutes as read. Johnny seconded the motion – unanimous approval.

Old Business

Letter will be sent to Commissioner Kirkwood regarding our serious concerns with the delays in Dowell Road repairs.

Reviewed letter from attorney Garland Sell dated February 8, 2005 regarding ETHOA's ability to sell common areas.

The subject of our next postcard will be discussed at the August board meeting.

New Business

Roy Hunter's proposal that "Las Tecovas Commons area to be developed as an Equine Park" will be addresses at the August board meeting.

Tim moved that the fence be removed from our Sweetwater commons area to allow access. Johnny seconded the motion – unanimous approval.

Our mail carrier suggested home delivery of mail. Jeannie moved that we continue to use the boxes at the entrance for mail since the locked boxes are more secure than home delivery. Scott seconded the motion – unanimous approval.

Covenants and Restrictions. A letter related to dogs and two letters related to junk cars will be sent.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, August 7, 2008 at Sue Bezner's home at 1608 Dowell Road

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Scott moved to adjourn the meeting at 8:30 pm and Johnny seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
President

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Meeting of Board of Directors 2008-2009

Minutes

Meeting Date: Thursday, August 8, 2008

Location: Sue Bezner's home at 1608 Dowell Road

Quorum being present, Sue called the meeting to order at 7:15 pm

Board Members Present: Sue Bezner, Johnny Hutchison, Lelan Callaway, and Scott Flathouse.

Board Members Absent: Delbert Hollis, Tim Moore, and Jeannie Wiechec.

Others present: Roy Hunter

Secretary / Treasurer's reports

Minutes from the July 10, 2008 meeting were read. Johnny moved to approve the minutes as read.

Scott seconded the motion – unanimous approval.

Financial report was presented. In summary as of August 6, 2008 we have \$6,452.33 in the bank and 60 members. Johnny moved to approve the financial report as presented. Scott seconded the motion – unanimous approval.

Old Business

Roy Hunter made a proposal for the following development phases for the Las Tecovas Commons area:

1. Determine boundaries and do general clean up – mowing, haul off debris, fallen trees and branches.
2. Basic Landscape. Lay out foot path, bridal path. Determine leisure areas for horse shoes, picnic, equine exercise, etc.
3. Cut down dead trees and prune live trees. Salvage usable trunks and limbs for use in landscape and exercise facilities. Remainder available for firewood for residents.
4. Finishing of initial plan and re-evaluation of other enhancements.

Note: 8 of the 154 properties in Eagle Tree and Drippin' Springs have horses.

Johnny moved that we approve phase one (1) of this proposal. Scott seconded the motion – unanimous approval.

Dowell Road update: Sue Bezner, Johnny Hutchison, Jeannie Wiechec, Cinda and Lelan Callaway attended the Potter County Commissioners' Court meeting on Monday, July 28, 2008. After a brief presentation, the Holmes Construction bid to put a 2-inch overlay on Dowell Road was approved by unanimous vote.

Agreed that the subject of our September postcard will be the Dowell Road Clean up and social afterwards on the Callaway property along Dowell Road.

New Business

Discussed the need to update rules and regulations for use of Common Areas and that each are serves a different purpose. Scott agreed to draft rules and regulations for our discussion at a future board meeting.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, September 11, 2008 at Johnny Hutchinson's at 11700 Drippin' Springs.

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Johnny moved to adjourn the meeting at 8:00 pm and Scott seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
President

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Meeting of Board of Directors 2008-2009

Minutes

Meeting Date: Thursday, September 11, 2008

Location: Johnny Hutchison's home at 11700 Drippin' Springs Trail

Quorum being present, Sue called the meeting to order at 7 pm

Board Members Present: Sue Bezner, Johnny Hutchison, Lelan Callaway, Scott Flathouse, Missy Moore (for Tim) and Jeannie Wiechec.

Board Members Absent: Delbert Hollis

Others present: none

Secretary / Treasurer's reports

Minutes from the August 8, 2008 meeting were read. Johnny moved to approve the minutes as read.

Scott seconded the motion – unanimous approval.

Financial report was presented. In summary as of September 11, 2008 we have \$6,434.30 in the bank and 60 members. Scott moved to approve the financial report as presented. Johnny seconded the motion – unanimous approval.

Old Business

Dowell Road update: Potter County Road and Bridge Department advised that work will begin in late September or early October.

Finalized plans for our Fall Dowell Road Clean Up and Social on Saturday, September 20th. Sue is coordinating this event.

Discussed the draft update of rules and regulations for use of our Common Areas prepared by Scott.

Scott will revise and present at our next meeting.

Postcards about our Fall Dowell Road Cleanup and Social will be prepared and mailed in early September. Cards will also include an update on Dowell Road repairs.

No violations of covenants and restrictions have been reported.

New Business

Lelan proposed 2009 calendar to include board meetings on the second Thursday of each month, Annual ETHOA meeting and picnic on June 20th, Dowell Road Cleanup and Social on May 23rd and September 19th. Spring North Dowell Road Community meeting to be considered later. Johnny moved to approve calendar as presented. Scott seconded the motion – unanimous approval.

Future Calendar Items

Next Board Meeting: 7 pm Thursday, October 9, 2008 at Tim Moore's at 1500 Dawes

Fall Dowell Road Clean Up: 10 am Saturday, September 20, 2008

Jeannie moved to adjourn the meeting at 8:00 pm and Scott seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
President

Note: October meeting was postponed to November

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Meeting of Board of Directors 2008-2009

Minutes

Meeting Date: Thursday, November 13, 2008

Location: Lelan Callaway's home at 950 Kachina Drive

Quorum being present, Sue called the meeting to order at 7 pm

Board Members Present: Sue Bezner, Johnny Hutchison, Lelan Callaway, Delbert Hollis and Jeannie Wiechec.

Board Members Absent: Scott Flathouse and Tim Moore

Others present: none

Secretary / Treasurer's reports

Minutes from the September 11, 2008 meeting were read. Delbert moved to approve the minutes as read. Johnny seconded the motion – unanimous approval.

Financial report was presented. In summary as of September 11, 2008 we have \$6,536.10 in the bank and 60 members. Delbert moved to approve the financial report as presented. Johnny seconded the motion – unanimous approval.

Old Business

Discussed our Fall Dowell Road Clean Up and Social on Saturday, September 20th. This event was well attended and considered a success.

Deferred discussion of draft update of rules and regulations for use of our Common Areas prepared and presented by Scott at our September meeting. This will be discussed at our next meeting.

No violations of covenants and restrictions have been reported.

New Business

Discussed 2009 calendar and agreed to change board meetings to the second Monday of each month, Annual ETHOA meeting and picnic on June 20th, Dowell Road Cleanup and Social on May 23rd and September 26th. Also agreed that there are no pressing issues to schedule a Spring North Dowell Road Community.

Thanks to Tommy, Sue and Jason Bezner, Johnny Hutchison, Scott Flathouse and Lee Morris for burning the downed trees at our Mulberry Commons Area.

Dues notices will be mailed in February.

Future Calendar Items

Next Board Meeting: 7 pm Monday, January 12, 2009 at Johnny Hutchinson's at 11700 Drippin' Springs Trail

Spring Dowell Road Clean Up: 10 am Saturday, May 23, 2009

Johnny moved to adjourn the meeting at 7:45 pm and Delbert seconded the motion - unanimous approval.

Respectfully submitted



Lelan Callaway
Secretary / Treasurer



Sue Bezner
President