

Fountain Park Homeowners Association
Meeting Minutes
Wednesday, March 14, 2018 at 6:30 p.m.
 Eastside City Hall Room A

Present:

Board:

X **Beau Alexander**, President
X **Paul Earls**, Vice President
X **Kate Avery**, Treasurer
X **Barbara Lehmann**, Secretary
X **Alicia Navia**, Member

Staff:

X **Donna Wood**, Pinehurst Properties
X **Donna Rainville**, Meeting Minutes

Residents:

X **Dianna Alexander**, Lot 34
X **Candace Mead**, Lot 58
X **Darlene Earls**, Lot 59

X **Kay LaPlante**, Lot 13
X **Tom Sinnard**, Lot 127
X **Mina Reeder**, Lot 139

Quorum was established and the meeting was called to order at 6:30 p.m.

I. Homeowner Input

- A homeowner reported that D & D, the gravel vendor was unclear if there was still a discount for Fountain park owners who purchase the crushed stones. Beau Alexander agreed to check on this.

II. Minutes Review (Barbara Lehmann)

- **A motion was made and seconded (Avery/Alexander) to approve the February 15, 2017 Board Meeting Minutes as presented. Motion passes**

III. Treasurer's Report (Kate Avery)

- Kate Avery reviewed the February Financial Report as follows:
 - Operating Account is \$23,840
 - Reserve account is \$155,058
 - Total Assets are \$178,897
 - \$12,248 Income, \$6,065 Operating Expenses for a \$6,182 Net Gain.
- **The Financial Report was approved as presented.**

IV. Committee Reports

Architecture Control Committee (Kate Avery)

- Kate reported Lot 139 submitted to remove a patio extension and overhang to return it to the original structure.
- Project doesn't need approval but the Board appreciates the effort.

Hospitality Committee

- Barbara Lehmann was hoping to have a fun event in February but she was ill. It will be held in the park like a speed dating event where participants have a time limit before moving to speak to a different person in an effort to get to know your neighbors. This will be scheduled after tax season.
- **A motion was made and seconded (Lehman/Avery) to have a brass plate engraved "In memory of Judy Dalton's mother" and installed on the back of the little library. Motion passes.**

Landscaping Committee

- Beau reported *Landtamer* completed phase one of tree trimming. The Texas Mountain Laurel trees were removed inside the pool area due to the caterpillar infestation. They will be replaced with crape myrtle trees.
- Beau indicated that the black irrigation tubing on table is damaged by rodents biting the tubing. The Board may want to consider installing PVC piping, which is more impervious to the rodent destruction.
- *Horn Pest Management* came out yesterday. Results should be visible soon. Snakes are out, but are acting sluggish since the weather is still cool. The Texas Ranger in the park is getting woody, will be trimmed.

Newsletter Committee

- The Splash is now distributed 100% electronically. There are no longer copies in the realtor box, since they were not taken here, but some hard copies are still available at the pool area.
- Dianna Alexander agreed to add information in the Splash regarding the red decorative tiles that were used on some home models that Beau found. These tiles are difficult to replace since they are no longer made.

Pool Committee

- Beau noted that the Pool Committee duties are divided between two people one for reservations, one for maintenance.
- Beau met with tile cleaning companies and is awaiting another bid to clean the pool tiles. *Davey Pools and Spas* was hired to powder coat the hand rails which lasts longer than the insulating fabric. Eddie Moroyoqui has agreed to locate the handicapped socket in the pool deck and reinstall the deck lift.
- *Classic Pools* conducted a bucket test last week, and the pool loses an inch of water in 24 hours when pump is on; there is no water loss when the pump is off. *American Leak Detection* is coming out to target the pool leak.
- *Classic Pools* has not been servicing the pool as contracted and was not onsite between February 19 and the first part of March.
- **A motion was made and seconded (Alexander/Navia) to approve the Davey Pool & Spa bid to service and maintain the pool. Motion passes.**

Security Committee

- Paul Earls reported a homeowner called the police to report trespassing in the park on March 4. She retrieved a license plate number but the police never came. Homeowners are discouraged from confronting any trespassers. No damage done but the trespassers were jumping over the pool fence.
- Barbara noted that even if police do not respond to a call, there is an incident report created. Police reports can also be filed online.

V. Community Manager's Report (Donna Wood)

New Owners

- Donna Wood reported Lot 8 was in escrow on February 27, 2018 with new owners Robert & Rosa MacIntosh.

Compliance Committee

- A non-compliance report that includes the update on the painting was distributed for review.

VI. New Business

Sports Court Renovation

- Pinehurst finalized the sport court proposal with the best priced licensed contractor.
 - *Custom Courts & Tiles, Inc.* (\$117,280) Focus is post tension concrete courts.
 - Two tennis courts, two pickleball courts (one on each tennis court), layout and stripe for half-court basketball to include a basketball backboard unit.
 - All color coating are guaranteed for a period of two years with a five year limited warranty on the Post tension concrete slab.
 - Includes a shaded bench between both courts.
- **A motion was made and seconded (Alexander/Avery) to hold a town hall meeting on April 28, 2018 to discuss and approve or disapprove the sports court ballot. Motion passes.**
- A draft Town Hall Meeting Notice and ballot was distributed for review. If the sports court ballot is not approved, the area will revert back to the park.
- **A motion/Action was made and seconded (Alexander/Avery) to rescind the December 13, 2017 motion to move forward on the volleyball court. Motion passes unanimously.**

VII. Future Meetings

- Board Meetings are held on the second Wednesday of every month at the *Eastside City Hall* located at 7575 E. Speedway Blvd. The next meeting will be:
 - **Wednesday, April 11, 2018 at 6:30 p.m.**
 - Wednesday, May 9, 2018 at 6:30 p.m.
 - Wednesday, June 13, 2018 at 6:30 p.m.
 - Wednesday, July 11, 2018 at 6:30 p.m.
 - Wednesday, August 8, 2018 at 6:30 p.m.
 - Wednesday, September 12, 2018 at 6:30 p.m.
 - Wednesday, October 10, 2018 at 6:30 p.m.
 - Wednesday, November 14, 2018 at 6:30 p.m.
 - Wednesday, December 12, 2018 at 6:30 p.m.

VIII. Adjournment

- **There being no further items of business, the Board adjourned the meeting at 7:24 p.m.**

Board Members

Name	Term Ends	Phone	Email
Beau Alexander, President	2020	751-9704	bjalexander2@centurylink.net
Paul Earls, Vice President	2019	885-3086	darandpaul@aol.com
Kate Avery, Treasurer	2019	612-5707	kateavery@comcast.net
Barbara Lehmann, Secretary	2019	237-2140	bhlehmannaz@cs.com
Alicia Navia, Member at Large	2020	614-507-4067	ainavs319@gmail.com
Donna Wood, Management Agent		298-2146	Donna@pinehurstproperties.net