

FOX RUN CONDOMINIUM HOA

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF FOX RUN CONDOMINIUM HOA HELD ON DECEMBER 5, 2015 AT 10:00 A.M. AT EQUITY MANAGEMENT, 201 WELLBORN, COLLEGE STATION, TEXAS

DIRECTORS PRESENT-

Mark Dunn – President
Scott Falke – Vice President
Chris Eberly – Treasurer
Jan Bertoli – Secretary

DIRECTORS ABSENT-

All directors present

IN ATTENDANCE-

Also in attendance – Gloria Brown and Renee Fabreo representing Equity Management

CALL TO ORDER-

Due notice of the meeting having been given and a quorum being present, Mr. Dunn called the meeting to order at 10:10 A.M.

ADOPTION OF AGENDA –

A motion was made by Mr. Eberly and seconded by Mr. Falke to accept the agenda as presented. All were in favor and the motion carried.

CONSIDERATION OF MINUTES –

A motion was made by Mr. Falke and seconded by Mr. Dunn to approve the November 7, 2015 minutes. All were in favor and the motion carried.

OPEN FORUM –

The following issues were discussed-

- Website – needs to be redirected off of old site to new site (eqhoa.wordpress.co); provide link – Chris
- Requested Equity to restructure “late fee” printout to board
- Water meter badges/labels - Chris

FINANCIAL REPORT-

Operations - \$169,924.34
Construction - \$33,699.35
Reserve - \$188,880.41
TD Ameritrade – \$299,362.72

LANDSCAPE-

-Buildings 6, 7, and 16 - Asian jasmine removed; crushed granite and block installed - Jan

BUSINESS/MAINTENANCE AND OPERATIONS-

- SAFE proposals (2) signed (due to findings from inspections) - Mark
- Violation hang tags will be purchased - Equity
- DVR placement - Chris
- Parking lot repairs – December 17

PROPERTY REPORT (EQUITY) –

- Monthly Hensarling Report missing
- Building 6 – gutter disconnected
- Building 10 – striker plate replaced
- Building 11 – lock replaced and rekeyed

SALES REPORT (EQUITY) –

One property is for rent.

ACTION ITEMS –

- Assessment increase from \$180 to \$198 to begin March,2016 Motion – Mark Second – Chris
All were in favor and the motion carried.
- Insurance settlement Building 11 – Tabled - Mr. Dunn to confer with insurance agent/adjuster

NEW BUSINESS/DISCUSSION –


- 2016 budget – Jan
- Pull DVR data in case of onsite accident, etc. - Equity
- Photograph building #16 during the next rain to evaluate puddling - Equity
- Contact Horizons about distributing excess granite around building 16 - Equity
- Request Horizon to distribute bagged mulch around building 4 - Equity
- Request assistance in creation of an annual calendar of events, contract renewal dates, storing of pool furniture, irrigation map, etc. - Equity
- Creation of newsletter to be mailed out/emailed out in January/February, 2016 - Mark
- Request refund from SAFE for unit inspections – Equity
- Locate 2015 inspection tags (SAFE inspections) – Chris
- Request cost comparison Chaney and SAFE for monthly monitoring – Equity
- Speed bump analysis - Scott
- Provide list of fees and fines – Equity
- Request proposal for roof inspection and gutter inspection – Equity
- Result of camera removal from building 12- Equity
- Transition TD Ameritrade Account – Jan

SCHEDULING OF NEXT MEETING –

The next meeting of the Board of Directors will be held on January 9, 2016, 10:00 A.M. at Equity Management, 201 Wellborn, College Station, Texas

ADJOURNMENT –

There being no further business to discuss, the meeting was adjourned at 12:22 P.M.



FRCOA Secretary