

FOX RUN CONDOMINIUM HOA

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF FOX RUN CONDOMINIUM HOA HELD ON JUNE 4, 2016 AT 10:00 A.M. AT EQUITY REAL ESTATE, 201 WELLBORN, COLLEGE STATION, TEXAS

DIRECTORS PRESENT-

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

DIRECTORS ABSENT-

All present

IN ATTENDANCE-

Gloria Brown, and Debbie Stzelecke 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 10:23 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 Mrs. Bertoli to approve the May 14, 2016 minutes. All were in favor and the motion carried. Minutes handed to Equity.

OPEN FORUM –

No items

FINANCIAL REPORT-

Operations - \$172,393.94
Construction - \$24,863.35
Reserve - \$210,200.63
TD Ameritrade – \$299,486.82

BUSINESS/MAINTENANCE AND OPERATIONS-

- Discussed assessments based on square footage (2 bedroom vs 3 bedroom) – tabled
- AC line gaps sealed (matching MP1) – not complete
- Expansion joints repaired (various) – not complete
- Requested proposal from Horizon for water meter covers to be evaluated and repair list created
- Requested controller map (Horizon)
- Signs – will discuss in July
- French drain installed (building 15).
- Gate code reconfiguration by Brenham to begin in July

- Gate codes will be assigned by unit and system will be cleaned up at the same time; to begin in July-Equity
- Brenham Technical will perform maintenance on gates by August
- Request battery backup for gates and they remain open (default) during power failure
- Dumpsters (owned by Texas Commercial Waste) – paint or replace; Mr. Dunn will investigate
- Installation of speed hump using MP1 and bolts in July (get installation proposals)-Mr. Falke will mark area
- Restripe parking lot in July; send out notification letter; black background with white lettering; yellow-
visitors; no “reserved” just unit #
- Bike purge in June and donate bikes
- Order 911 Emergency Phone and move sign
- Ridge vents to be addressed in July

PROPERTY REPORT (EQUITY) –

- Hensarling will be installing lights
- Wasp nests will be removed third week of June

SALES REPORT (EQUITY) –

No units/properties for sale

ACTION ITEMS –

- PVC line insulation – Motion- Mr. Dunn; Second – Mr. Eberly; Unanimous – motion passes
- Riser room repairs (buildings 3, 15, 16) (SAFE) – Motion- Mr. Dunn; Second- Mrs. Bertoli; Unanimous –
motion passes
- Wet and Forget exterior of buildings (max at 24 hrs; \$95.00 per hour and includes product; Oliver Sims)-
Motion- Mr. Falke; Second- Mr. Eberly; Unanimous- motion passes

NEW BUSINESS/DISCUSSION –

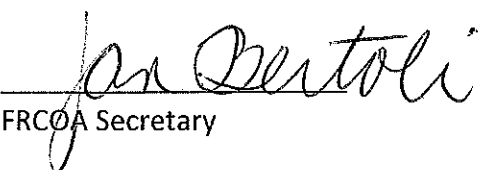
- Request compliance of pool equipment from Oasis
- Request SAFE provide proposal for heaters/insulation (code) for riser rooms

SCHEDULING OF NEXT MEETING –

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

ADJOURNMENT –

There being no further business to discuss, the meeting was adjourned at 11:37 A.M.


FRCOA Secretary