

FOX RUN CONDOMINIUM HOA

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF FOX RUN CONDOMINIUM HOA HELD ON APRIL 13, 2018 AT 10:00AM BY TELEPHONE

DIRECTORS PRESENT-

Mark Dunn - President
Scott Falke – Vice President
Chris Eberly - Treasurer

DIRECTORS ABSENT-

All directors present

IN ATTENDANCE-

Jan Bertoli
Keith Clements representing Equity Management

CALL TO ORDER-

Due to notice of the meeting having been given and a quorum being present, Mr. Dunn called the meeting to order at 10:04 A.M.

ADOPTION OF AGENDA –

A motion was made by Mr. Dunn 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 minutes. All were in favor and the motion carried.

OPEN FORUM –

No items

FINANCIAL REPORT-

Operations - \$100,282.28
Construction - \$315,466.73
Reserve - \$424,846.05

BUSINESS/MAINTENANCE AND OPERATIONS/PROPERTY REPORT-

- Outstanding checks (\$1001.66) from 2016 – a list was given to Equity to investigate whether they were re-issued as the accountant stated or should be reconciled
- December, 2017 Cash Flow statement – disparity in GL3982 Income Adjustment YTD (Equity states \$7362.53 and accountant states \$8269.21)- Equity to investigate
- CD conversion from construction and reserve funds will wait for roof insurance report (hail damage)
- Equity will check on insurance deductible
- Attorney consultation about Sales Tax Exemption 501(c)(4), By Laws; less than 3 member board- still waiting on attorney
- Attorney statement on responsibilities

- Camera installation is complete, however, need to evaluate for additional camera or a re-position at pool; one camera may not be working?; need some readjustments at various areas
- Equity will inquire how-to pull up camera history
- Riser room- installed wireless system; Equity will obtain warranty info and paperwork
- Stars will be removed; brackets still need to be painted- Equity will take care of these
- Dryer vent cover/bird barriers (256 units) are being installed by Equity
- Water meters (tags)- not complete (4 buildings remain)
- Parking lot hump/bump installation is waiting on hardware parts
- Dog station install – waiting on hardware
- Property violations – BBQ pits will be fined
- Letter – atty –Kas-15; waiting on attorney statement
- Newsletter will be sent to Equity for completion
- Equity to reattach telephone box – Building 15
- Signage logos in May
- Wet 'n Forget in May

SALES REPORT (EQUITY) –

3-3 bedrooms for sale; 1-2 bedroom for sale

ACTION ITEMS –

No action items

NEW BUSINESS–

- Equity to obtain proposal for rusted fence posts around pool and BBQ grill repair
- Equity to clean up and install crushed granite to building 4 north side
- Equity will get proposals for fence replacement (buildings 8-10+) and picket replacement in same area; neighbors on other side of fence will be contacted to join us in this project
- VB net will be replaced
- Pool furniture will be placed
- Sump pump will be inspected – Equity
- Waiting on stump grinder to remove stumps behind building 8

SCHEDULING OF NEXT MEETING –

The next meeting is Friday, May 11, 2018 at 10:00am by the Fox Run pool (weather permitting); alternate site will be Equity office at 3016 Villa Maria, Bryan, Texas

ADJOURNMENT –

There being no further business to discuss, the meeting was adjourned at 10:52A.M.

FRCOA

