

FOX RUN CONDOMINIUM HOA

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF FOX RUN CONDOMINIUM HOA HELD ON FRIDAY, DECEMBER 13, 2019 AT 10:00AM BY TELEPHONE

DIRECTORS PRESENT-

Mark Dunn - President
Scott Falke – Vice President
John Heckmann - Director

DIRECTORS ABSENT-

Chris Eberly - Director

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 10:05 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. Dunn and seconded by Mr. Falke to approve the August minutes. All were in favor and the motion carried.

Signatures needed for May, June, August, December; Post to website – May, June, July, August, September Annual, September monthly, October, November, December

OPEN FORUM – No issues

FINANCIAL REPORT-

Operations - \$74,224.52
Reserve - \$262,473.23
CD#0165 \$102,124.14 (6 month)
CD#0168 \$51,060.97 (6 month)
CD#0169 \$51,060.97 (6 month)
CD#0490 \$204,583.09 (12 month)
CD#0492 \$204,583.09 (12 month)

BUSINESS/MAINTENANCE AND OPERATIONS/PROPERTY REPORT-

- Accountant consultation about Sales Tax Exemption 501(c)(4) – John will present this in January
- Kent will take additional readings/inspection building 11 and evaluate expansion joints in parking lot/sidewalks– Mark is working on this
- Kent will foam/touchup buildings 4, 5, 15
- Kent will evaluate “slowness” of entry gates
- Equity will post insurance policy on website

- Equity will explore governing documents for insurance coverage or Professional Liability, if needed
- Bookkeeper yearend report – Equity will contact Vanessa for a more detailed report for 2018
- Landscape walk thru in spring, summer, and fall
- Board officer positions remain the same
- Exterior repairs and painting to be discussed in January
- Painting of black wrought iron fence will be addressed after building paint proposal evaluated

SALES REPORT (EQUITY) –

1-3 bedroom for sale

ACTION ITEMS/PROPOSALS –

2020 Budget with insurance modification – Motion- Mr. Dunn; Second – Mr. Heckmann; Motion carries with unanimous approval

NEW BUSINESS–

- 2019 inspections (backflow, sprinklers, alarm system) were performed in October.
- Riser rooms were inspected and some heaters replaced
- GL 4983 succeeds GL4008 (Signage) (pool sign was purchased \$477.00)

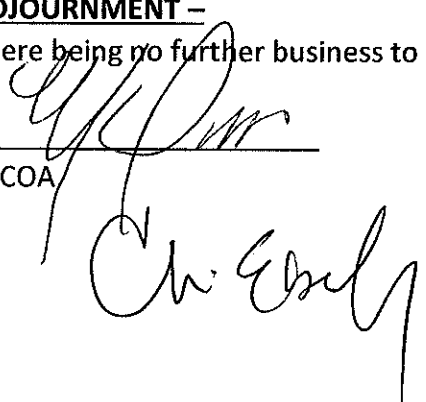
SCHEDULING OF NEXT MEETING –

The next meeting is scheduled for Saturday, January 11 at 10:00AM at the Fox Run pool. If weather is an issue, the meeting will be held at Equity Real Estate, 110 Navarro, Suite 200, College Station, Texas.

ADJOURNMENT –

There being no further business to discuss, the meeting was adjourned at 10:44am

FRCOA



Handwritten signatures of Mr. Dunn and Mr. Heckmann, with a horizontal line above the signature of Mr. Heckmann.