

Canyon Creek Homeowners' Association

Board of Directors Meeting

Via Zoom

Monday, May 8, 2023

6:30 p.m.

MINUTES

I. Call to Order

The meeting was called to order at 6:32 p.m.

II. Establishment of Quorum

The board members present constituted a quorum: Brett Funderburg, Randy Lawson, Matthew Romansky, Dave Marshall, Dean El- Baz, Robert Canik. Not in attendance was Russ Jakala.

Christina Wood, Community Manager with SpectrumAM was present.

III. Homeowner Open Forum

No Discussion.

IV. Approval of Minutes- January 2023

The meeting minutes from the meeting held on January 23, 2023, were reviewed. A motion was made by Robert Canik to approve the minutes from January's meeting. Dave Marshall seconded. The motion carried unanimously, and the minutes were approved.

V. Appointment of Officers

The board unanimously voted on the officer positions below:

2023 New Board Positions

President – Brett Funderburg

Vice President – Robert Canik

Secretary – Dave Marshall

Treasurer – Dean El Baz

Member at Large – Matt Romansky

VI. Manager's Report

A. Financial Review

Financial Review/Treasurer's Report Financials were briefly discussed. Christina summarized the year to date operating expenses.

VII. Committee Reports

A. Traffic Safety Committee

No Update.

B. ARC Committee

No Update.

C. Violation Summary

No Update.

D. Trails/Greenbelt

No Update.

E. Activities/Swim Team, etc.

Sarah discussed the team's season with practice and events. T-shirts are being made and will be available at swim meets. Sign is at pool stating practice dates and times. 69 swimmers are registered as of now. Tryouts are May 18th & 20th. Practice starts May 23rd, Tuesday's & Thursday's from 5PM-8PM. Meets will on June 17th & July 8th at the pool from 6:30am – 10am. Dave will contact APP to ensure lifeguards are present.

Swim lessons by a private party were discussed about liability and risk. Water safety is extremely important to the board and HOA.

F. Landscaping

Brush needs to be cleared and cleaned out around the basketball court.

IX. Old Business

A. Code of Conduct

Code of conduct was already approved by the board.

X. New Business

A. Pool Inspection

The pool was inspected by the city on 5/8/23. There were no issues other than a few signs. LIFEGUARD ON DUTY and SWIM AT YOUR OWN RISK. The board will order signs to comply.

B. Fencing Repairs

The board approved work on the Enclave Fence section. Fence project was \$15K and will be charged as a capital expenditure.

C. South Median

City of Austin has offered to \$186 pay the HOA for permanent access to easement. Randy will reach out to the city and request \$500 to cover the legal cost of drawing up the easement agreement.

D. Townhall Meeting

There is a townhall meeting scheduled for May 22nd. Randy is working to schedule the venue and will have Elizabeth assist with this. TXDot will be having an in person/virtual meeting on May 18th.

E. General Maintenance Items Discussed

- Showers are not working.
- The door at the community center needs to be painted. The board would like to wait until the end of pool season to have this completed.
- Light switch in the women's restroom needs to be repaired.
- Volleyball court area needs to be completed.
- Cortex will be onsite on 5/10. The board would like them to look at the Basketball court and provide a recommendation for resurfacing.

XI. Executive- called to order at 7:55 p.m.

A. Delinquency Referrals

A review of the aging report was presented to the board.

A motion was made to send one past due account a 209 notice and escalation to the attorney upon expiration of the 209 notice.

B. Fee Waiver Requests

The board unanimously approved one waiver for a homeowner.

XII. Adjourn

With no further business to conduct, the meeting was adjourned at 8:18 p.m.