

Minutes of Walnut Meadows HOA Board ("Board") Meeting

February 29, 2016

Members Present: Lora Compton – SBB Management Company
Marty Buckley – Walnut Meadows HOA
Nick Fleming - Wood Walnut Meadows HOA
Brett Mitchamore - Walnut Meadows HOA

Note – Scot Miller & Mary Downey were unable to attend.

The meeting was called to order at 6:00 pm at the Mansfield Public Library.

The Board reviewed and approved the October 28, 2015 Board Meeting minutes.

Board had previously voted and approved via email to repair the Walnut Hollow directory and gate repair. Invoices were reviewed and acknowledged.

CD expires on 3/27/16: The Board agreed to leave the CD at the current financial institution for a 12 month term.

The Board reviewed and approved the October, November & December 2015 financial statements.

The Board reviewed the current TXU Chart and no issues were found.

The Board reviewed the current Irrigation Inspection Report and no issues were found.

The Board reviewed several bids for the gate door bid repair and selected global Services as the vendor. Also the board agreed that we need to change the gate door codes.

The Board reviewed several security camera vendor and the board has requested additional information, pricing and clarification from these two vendors:

George Rojas – CCTV Network & ARK3PS Inc.

The Board reviewed the Delinquency and Prepaid Report:

The Board agreed to proceed with a letter of lien for 00169-3432

The Board agreed to proceed with an attorney demand letter for 00232-9556

The Board agreed to proceed with a HOA demand letter for 00163-9645

The Board reviewed the Violation Detail Report:

The Board agreed to proceed with sending a final letter of violation for 00161-6396

Next Meeting date scheduled for: May 9, 2016 @ 6pm at Mansfield Public Library.

The meeting adjourned at 6:32 pm.