



The Creekwood Ranches Property Owners Association (CRPOA) Board of Directors meeting of 15 May 2014 was opened by the Board President, David Brown, at 7:07 p.m.

Board members present were:

David Brown – President  
Paulette Standard – Treasurer  
Ruth Stremmel – Secretary  
John Ousset  
Terry Potter  
Jean Potter  
Greg Senulis  
Bill Banfield  
Eric Siebold  
Ed Beissner  
Cheryl Smith

OLD BUSINESS:

David Brown contacted Comal County Sheriff concerning speed control in our subdivision. Since Creekwood Pass is a County Road the Sheriff's Department will be providing extra patrol to catch speeders. If you see a speeder please get their license plate number and notify the Sheriff.

Paulette Standard suggested that the Welcome Packets for new residents be mailed instead of hand carried as previously done in the past. She also asked for a new volunteer to start handling the Welcome Packets and Jean Potter said she would take control and start gathering information to put in the packets to be distributed to new homeowners.

Paulette Standard gave the update on the landscaping of the front entrance. The price of the new plants came to \$313.63. The mulch was free. So far the plants have been hand watered by Paulette. She also suggested that we discuss the clean-up of the Welcome Sign.

## NEW BUSINESS:

Paulette Standard brought up the condition of the water wagon for the front entrance. After researching the cost of repair the board agreed that the amount of about \$200 was a reasonable amount and voted to have it fixed. David Brown will be filling the tank with water and transporting the wagon back and forth to the front entrance when needed for watering.

John Ousset will now be handling any updates to the Creekwood Ranches website, the Neighbor Helping Hand Newsletter and any e-blasts that need to go out to all residents of Creekwood Ranches.

A motion was brought to the floor and approved for Bill Banfield to remove some oak trees that are starting to destroy the entrance wall on the right side of the entrance.

Paulette Standard gave the Treasurer's Report. We have 162 paying members in Creekwood Ranches and to date only 55 have paid their dues for this year. The deadline for dues is June 1<sup>st</sup> but John Ousset will be sending out an e-blast to remind homeowners that the due date is approaching soon. As of this date, the treasurer has 4 active property liens, \$14,747 in our checking account, \$38,000 in our CD and Assets totaling \$52,636.91.

Bill Banfield stated that a permit is needed during a burn ban. He handed out flyers for Comal County Recycling that provided locations and drop-off points with prices for different types of materials.

David Brown stated that all residents need to know that any new improvements to properties need to be submitted to the Architectural Committee for approval. This includes buildings, pools, room additions, etc.

Complaints about a property owner on Summer Meadows was brought to the floor. This property is owned by a gentleman who comes to visit his property at different times of the year. Neighbors have complained that this owner is "camping out" on the property. Only a Game Warden can legally access the property without a warrant. There is nothing in the By-Laws or Deed Restrictions stating that a property owner is not allowed to spend the night on their property.

It was also brought to the floor to draw up a form letter for residents who have complaints about other neighbors. They can be submitted to the POA Board and the Board will present them to the property owner so that they are aware of the complaints that are being made. David Brown will be drafting up a copy for the Board to approve.

Terry Potter stated that he called Parks & Wildlife about the deer population in our subdivision. All methods of trying to control the growth of deer population is going to be expensive. The options provided were trapping and relocating or trapping and processing the meat. It was suggested that a mini seminar be held for residents on the impact of feeding the deer. Many residents do feed the deer which is compounding the problem. The bottom line on the whole

issue is that it will be too expensive and not feasible to try and control the population, so please drive carefully.

John Ousset stated that the next Neighbor Helping Hand Newsletter will be going out in September.

Ed Beissner brought to our attention that the Park benches and tables are in need of repair. There are enough parts from one table that the others can be fixed but it would bring up a liability issue if we fixed them ourselves. The final course of action was to hire someone to repair the benches and tables. Ed volunteered to get 3 quotes on having them fixed. It will be voted on at the next meeting.

David Brown proposed that someone research the cost of buying a laptop for the Secretary with MS Office already installed on it. It was suggested that an Acer might be bought for under \$500.

Paulette Standard asked for volunteers to handle the catering for our annual meeting. John Ousset will be getting 3 quotes on food and presenting it to the Board at our next meeting.

David Brown will be checking with GVTC to see if we can hold our annual meeting at their location.

Next Board Meeting is scheduled for August 14, 2014 and our Annual Meeting is scheduled for October 25, 2014. The location of the Annual Meeting will be announced at a later date.

Motion to close the Board Meeting by David Brown at 8:55 p.m. Seconded by Greg Senulis and approved by the Board.