

**CANYON RIDGE SPRINGS POA  
BOARD MEETING MINUTES  
FEBRUARY 25, 2017**

A meeting of the Board of Directors of Canyon Ridge Springs POA was held on Saturday, February 25, 2017 at the McBride home, 11603 Montana Springs Dr. Paula Guerrero called the meeting to order at 10:15 am and a quorum was present.

**Board Members Present:** Richard Cornett, Paula Guerrero, Sharon McBride, and Carl Rose

**Proof of Notice of Meeting:** The notice of the meeting and agenda were posted on the bulletin board and website on Friday, February 17, more than seven days prior to the date of the meeting.

**Approval of Minutes:** As previously announced, we followed the revised *Robert's Rules of Order* concerning approval of minutes from the annual meeting so the minutes can be approved and posted in a more timely fashion instead of waiting a year. The minutes of the 2017 Annual Meeting were posted on the CRS website and Community Bulletin Board for two weeks (February 6-21) for comments or changes from members. There were no comments received. The Board unanimously voted to approve the minutes as posted and will be available on the website.

**OFFICER REPORTS:**

**President:** Paula checked out the debris caused by the break of the water main on Montana Creek Crossing and found it was mostly debris that washed onto the road: she offered to shovel it back into the ditch.

**Treasurer:** Carl reported:

- 104 lots (out of 111) have paid their 2017 POA dues (\$39,000 received).
- Owners of the seven delinquent lots were sent reminders/late notices on Feb. 6 and Feb 23.
- Lot #59 sold on Feb. 24.
- There is currently \$165,252.78 in the capital account and \$28,803.25 in the checking account.
- A new tax accountant, Liberty Hill Tax Service, has been hired to file the 2016 POA taxes and Texas Franchise tax forms.

**Secretary:** Sharon reported on February 15, 2017, Debra Deatherage formally resigned her position on the POA Board.

**COMMITTEE REPORTS:**

**Architectural Review Committee (ARC):** Richard reported the membership of the committee is the same as in 2016: Jennifer Garcia, Renee Latham, Dave Matthews, Tom Swuilus and Richard Cornett Chairman.

**Infrastructure Review Committee (IMC):** Carl reported:

- Premium Lawn Care & Maintenance repaired the sprinkler/irrigation system at the front gate which included some running some new wire, replacing damaged heads, nozzles, and a solenoid, and installing a wireless rain sensor for total cost of \$853.57.
- The tree trimmer did not make it to trim the oaks; we will wait until it is safe to cut again without the danger of catching oak wilt.

Nominating Committee (NC): Sharon reported:

- The membership of the Nominating Committee is the same as 2016: Linda Rose and Sharon McBride Chairman.
- One resident has volunteered to run for the board next year and will be contacted to confirm. There will be two vacancies on the board in 2018; one additional volunteer will be sought.

Website Committee (WC): Paula reported the website is functioning and paid up for one more year.

Beautification Committee (BC): There are two members: Paula Guerrero and Linda Rose; identification of a Chairman is pending. A call will be put out to seek additional interested members.

#### **OLD BUSINESS:**

- No date has been selected for washing the mailboxes; we will wait for better access to a water source.
- There was discussion regarding road maintenance and how to best ensure adequacy of capital reserves. Board members reviewed the *Notice of Maintenance Duties* filed with Burnet and Travis counties in 2004. The topic was tabled for further discussion and research.

#### **NEW BUSINESS**

- Carl reported Roger Elliott volunteered to fill the vacant board member position. A motion was made, seconded and unanimously passed to accept Roger's offer. He will serve in place of Debra Deatherage as Director-at-large for the remainder of her term of office, the end of this year.
- The next board meeting will be held on April 8, 2017 at the Pavilion in the park. Carl will seek a speaker for the meeting.

The meeting adjourned at 11:52 am.

Sharon McBride  
CRS POA Secretary