

President SR called the meeting to order at 6:25 pm at the Davis Library.

**Board Members in Attendance:**

S Register (SR)  
F Lawrence (FL)  
S Cheng (SC)  
Mark Hall (MH)  
A quorum was present.

**Other Attendees:**

Robyn Gschwend (RG) – 4Sight Management  
Kyle Paris – Homeowner  
Michael Vacca - Homeowner

**HOMEOWNERS DISCUSSION POINTS**

- There were no discussion points.

**MINUTES:**

- Minutes from the March 21, 2017 meeting were distributed and reviewed. MH made a motion to approve the minutes. SC seconded, and the motion passed. Minutes will be sent to SC by FL to post on the website.

**FINANCIAL:**

- Financial reports through April 30, 2017 were distributed by Robyn Gschwend from 4Sight. Board members discussed; and the reports were approved.
- Financial reports will be filed and posted on the website.

**BUSINESS:**

**Unfinished Business:**

- Discussed 2017 Schedule of Events:
  - June 20 – Annual HOA Meeting – 6:30 pm at Davis Library
    - Board members encouraged to contact homeowners to complete proxies
  - September 16 – Community Picnic
    - In greenbelt from 5:00 to 7:00
    - Fire truck arrives at 5:00
    - Collect food donations for Minnie’s pantry
  - Plano Party Pop-Up trailer will be delivered on Friday. Volunteers will set up and take down on Saturday.
- FL reported that the committee for the rental property will not convene until after the Annual meeting with the new board in place.

**New Business:**

- Annual meeting notice and proxies have been mailed to homeowners by 4Sight. We must have at least 25% vote in order to conduct business. New board will be elected.

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- The contract with 4Sight Property Management expired May 1, 2017. The proposed new contract was reviewed and discussed. ML made a motion to approve the new contract. SC seconded the motion, and it passed.
  - Discussion on an increase for the storage unit was discussed and approved.
  - FL made a motion to authorize 4Sight Management to operate without Board approval through June 2020 if no new Board is elected at the June 20, 2017 annual meeting. Rationale is the HOA could continue to function if there was no board to approve. ML seconded the motion, and it passed.
  - The next Board meeting will be held when determined by the new Board.

There were no announcements.

Adjourned at: 7:32 pm.

### **EXECUTIVE SESSION**

Called to order at 7:34 pm.

- Delinquent accounts were discussed.
- Approved writing off fines for Acct#115 and #53 since violations had been corrected in 2016.
- FL made a motion to write off interest charges of less than \$12.01. SC seconded the motion, and it was approved.
- Overpayment of annual fee will be refunded to #145.01.
- Other updates were discussed.
- Meeting adjourned at 7:55.

### **ADDITIONAL ACTION ITEMS**

The Board approved three actions via email vote after the May 31, 2017 meeting:

- Approved ACC request from homeowner at 7917 Whispering Tree to replace 6' fence with the stipulation that it be stained in a similar color as other surrounding fences.
- Approved Estimate #16911 from Thousand Oaks to repair Controller 1 in the alley behind Aspen Glen for \$198.31.
- Approved engaging Ivaniel Lawn Care to clear and clean up a tree which had fallen over at the southeast end of the greenbelt for \$100.