



ANNUAL MEMBERSHIP MEETING

November 27, 2018

Ed called the meeting to order at 6:36 pm. Board members present were, Ed Nichols, David McClure, Caroline Kopp, Terry Wright, David Simek, Rodney Madsen, Mark Hutchens.

Residents have been asking for a directory. Ed showed residents, in attendance, where to check the "share info" box on the website

Brenda reported there was not a Quorum in attendance at the meeting.

Current Board of Directors were introduced. Mark has served on the BOD for two years and is rolling off the Board. Mark was thanked for his years of service to the Board and neighborhood.

Ed requested motion to accept the minutes of the previous annual membership meeting. Terry Wright made motion to approve, second by Caroline. No further discussion, motion carries.

Terry took the floor to discuss the financials. Discussion was about the Financial Condition of the Association, Status of Assets and Liabilities. Projected balances for end of year are \$111,000 at First Capital and \$37,000 at First Bank and Trust.

Terry covered 2018 Financial Report covering Income and Expenses. All but one (1) payment of dues were collected. Two items differing from budget was Lawn/Landscape of \$2,200 over and Repairs of \$4,600 over. Projected surplus of \$26,800. 109th Street entrance planned expense will carry over to 2019.

For the 2019 Budget, dues will remain unchanged. Expenses will show increase for tree replacement, Christmas lights/decoration installation and special improvements (2018 carryover). Projection to end the year with \$86,000 in reserves.

Caroline made motion to approve 2019 proposed budget, David made second to motion, no further discussion, motion carried.

Board Members not serving for 2019 are Mark and Terry; new members coming on are Dan Wilsford, Shawn Haselhoff and Caroline Kopp (returning).

Ed reported the recap of 2018 happenings...

Rebidding of landscape

Lights from Norfolk to 107th

Landscaping change at 109th entrance

109th lighting replaced due to conduit

Additional \$15,000 for tree replacement

Ed presented a drawing for proposed change to the 109th street entrance. Discussion of increasing to height of 20 feet, four-sided lettering, lighting, remodeling to the backside of concrete structure, application to the city for approval, transplanting of crepe Myrtles and additional landscaping in the side beds.

Ed said the next President may choose to draft additions and have something in place by early Spring.

City was requested to provide traffic light at the 109th entrance but the request has not been answered.

Ed explained how lighting in the neighborhood is maintained. Upon notification of lights not operating, the determination is made whether it is city utility responsibility or the HOA's. Currently there are 7 of the old lights remaining that have not been converted to LED.

Councilman Massengale had promised lighting along Memphis. Ed said this would need to be followed up on.

Questions arose about the building going on at 113th street. Some thought that it was going to be a gymnasium that didn't belong in the neighborhood. Ed discussed the Architectural Review Committee process, he reported the BOD met with the Engineer and the Homeowner.

For those residents that were upset, Ed said some would be surprised to know that in their neighborhood there are bowling alleys, shooting ranges, etc., without any board or ARC approval. The covenants and restrictions address the exterior. There are no restrictions on what takes place inside the structure.

Discussion arose about any crime in the neighborhood due to Walmart. While there had been some crime, no major complaints had been lodged. Residence at 113th and Miami said they've not seen additional traffic due to Walmart. Ed said they would ask the Lubbock Police Department about neighborhood crime statistics. Eight months ago there had been a ring of people breaking into mailboxes.

Construction in the area was discussed. O'Reillys will be going in soon and on the northwest corner of 114th and Quaker will be in oil change business.

Questions about recent golf cart concerns was mentioned. Research has been conducted with legal counsel. If it's a licensed driver and licensed golf cart, it is OK. However children will not be allowed to operate. The overall goal is to protect the children in the neighborhood. Signage will be placed throughout the neighborhood to reflect this. Unlicensed drivers and vehicles will be a police matter. It will be common areas where this will come into affect. Motion was made by Caroline Kopp to adjourn, second by Drew Anderson. No further discussion, motion carried.

Meeting adjourned 7:35 PM.