

Harris Glenn Home Owners' Association

Board meeting

Held Aug 2, 2009 4PM

In Attendance:

Ken Blevins, Teddy Sherman, Ed Rodriguez, Marlet Castillo and Sam Wong.

Agenda:

❖ Presentation from Tri-County Pools Inc.

Mr. Luebbe spoke about his company's experience and record of customer satisfaction. He also provided an overview of the steps that will need to take place if/when he is contracted. He requested proposals from three engineering firms to determine their costs associated with site assessment and overseeing the work during the various stages of development. He provided catalogs for different options available for the pool which include the following:

- Auto chlorinators
- Ozonators which reduce the levels of chlorine needed
- Cool deck around the pool
- Pavers around the deck as an alternative to the cool deck
- Pool tiles or interior finishes
- Pebble tech or plaster
- Deck jets, skimmers, multi-pump systems, light systems

Based on his input, project would need to start in February in order for it to be ready by Memorial Day 2010. Upon completion of the presentation, Mr. Luebbe left the board meeting.

❖ Committee Updates

- o Social Committee

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Garage sale was a complete success. Many neighbors expressed their appreciation for the effort put forth by the Social committee. Photos of the winning lawns will be placed on the website and FaceBook.

- Public Works Committee

Ken will be actively involved in architectural control to ensure submittals for home improvements are reviewed properly. Ken will also be contacting the city regarding trash pick-up in the common area near Harris Glen Drive.

- ❖ General Discussion

- Need to review home owner's past due fees which total ~\$33K. Need to collect as soon as possible. Possibly contact owners and negotiate fees or work out payment plan.
- Ken will contact current landscaping company to scale back on service since grass isn't growing as much this summer due to lack of water. This could be a potential cost savings.
- Once pool opens up, we will need to contract with a different landscaping company that is experienced in maintaining landscaping (rather than just cutting grass).
- Sam will find out how much money is in the money market accounts.
- Sam will order more gift cards for the yard-of-the-month program.
- As per the last board meeting, Marlet researched membership dues for other HOAs (with pool, park and clubhouse) around this area and ours is by far the lowest one. They ranged from \$248 to \$400. We will need to increase our dues in order to properly maintain pool, park and clubhouse.
- Next meeting the board will discuss penalty fees and bylaws.

Minutes submitted for approval by: Marlet Castillo 8/15/09