

**APACHE SHORES PROPERTY OWNERS ASSOCIATION
14919 GENERAL WILLIAMSON DRIVE
AUSTIN, TEXAS 78734
TEL: 512-266-2719 ~ FAX: 512-266-3910**

Official notice is hereby given for the Regular Meeting of the Board of Directors of Apache Shores Property Owners Association at the Community Hall of the Apache Shores office complex located at 14919 General Williamson Drive, on Thursday March 8, 2007 at 7:00 p.m. All members are invited to attend.

ITEMS ON THE AGENDA

- 1. Call to Order**
- 2. Roll Call/Establish a quorum**
- 3. Approve any director absences**
- 4. Approval of Prior Meeting Minutes (meeting from 02-08-07)**
- 5. Property Management Report-Pioneer Representative**
- 6. Directors Reports**
 - a) President/Maintenance and Amenities – Tom Delaney
 - b) Vice President – Tom Kirtz
 - c) Architectural-Peter Lohmann
- 7. Committee Reports**
 - a) Soccer
- 8. Members Input – (maximum of 20 minutes-each member is limited to two (2) minutes per comment/issue**
- 9. New Business**
 - a) Approve boat sticker increase fees for 2007
 - b) Accept final inspection for 2409 Big Horn from City of Austin
 - c) Motion to approve \$5000.00 for immediate road patching
 - d) Motion to connect all properties owned together for fine structure
 - e) Building packet revision
 - f) Misc.
- 10. Adjournment**

***When addressing the Board of Directors, it is requested you please state your name and issue.**

***As a courtesy to all members, discussion will be limited to two (2) minutes per member, not including possible questions posed to the speaker by individual directors.**

MINUTES OF THE REGULAR MEETING

March 8, 2007

- **6:35 -Meeting called to order** by President Delaney
- **ROLL CALL:** Present: Directors; Delaney, Kirtz, Lougee, Lohmann, Reed, Alvarado, Stone, Roberts and Wood.
Absent: Director Van Nostrand.
Director Maniccia resigned

Established a quorum

- Motion made by Director Lougee to approve the previous meeting minutes from February 8, 2007.

Motion seconded by Director Kirtz

Motion Passes: Yes: 8 Abstain: 1

- Motion made by Director Stone to excuse Karl Van Nostrand from the regular Board meeting on March 8, 2007 due to work obligations.

Motion seconded by Director Delaney

Motion Passes: Yes: 9

- **PROPERTY MANAGEMENT REPORT:**

Pioneer talked about the proposed enclosed budget for 2007. The Board will be voting this evening to pass that proposed budget. The financial condition of the Association looks good, relevant to the budget. The drive report is included with the Director's packet.

- Motion made by Director Delaney to approve the budget for 2007

Second by Director Lougee

Motion passes: Yes: 9

- **DIRECTOR'S REPORTS:**

- **President's Report:**

Explained how the Board of Directors came up with the Designated Assessment and how it will work. The Board felt that keeping green space and not building on every lot in Apache Shores is an asset to the community and should be encouraged. Members with multiple lots who provide Pioneer Property Management with proof that their lots are part of their homestead will pay \$65.00 per homestead. All bills will be sent out with a \$65.00 per lot assessment and it will be the responsibility of the owner to show proof of their multi-lot homesteads to Pioneer. The Apache Shores on-site will not accept any payments that include proof of multi-lot homesteads. They on-site office will accept checks or money orders, no cash for any bills that don't need to be adjusted.

- **Vice President's Report:**

A group of volunteers continues to work at the Lakeside Park controlling the hydrilla, spreading mulch and installing stairs from the boat launch ramp to the park. Thanks to Director Stone for his work on the bobcat and to all the other volunteers for all their help.

- **Architectural Director's Report :**

We will be having another Architectural Committee workshop to work on fine tuning the building packet and addressing new ideas, concerns and criticism received about the present building packet.

- **COMMITTEE REPORTS;**

- **Soccer Committee:**

We would like to get the word out that we need more volunteers to continue to work on the Soccer Field. Volunteers have spent two weekends with bobcats working on the field but we now need volunteers to help level the field and spread the sandy loam that has been purchased. We are looking forward to getting this work done, working towards completing this project and seeing the community enjoying the field.

Many thanks to all the volunteers

- **MEMBERS INPUT:**

Anita Dallas - on Foy asked about the homestead special assessment. Will it be voted on at the upcoming annual meeting? She also wanted to know if instructions on how and where to show proof of your homestead will be include with the bill. She also thinks that the Board should look into providing food for the Board during the workshops and/or before the Board Meetings since the Directors are giving up their time and working during dinner hours.

Chris Cokins - asked how many Directors voted to put the homestead exemption on the Ballot. All the Directors present at the meeting except one Director voted for the Special Assessment to be put on the Ballot with the homestead exemption.

- **NEW BUSINESS:**

- Motion made by Director Kirtz to approve to increase the fee for a Boat Sticker to \$35.00 for the first sticker. All other boat sticker fees will remain the same.

Motion second by Director Delaney

Motion passes: Yes: 9

- Motion made by Director Lohmann to accept the final inspection report for the electrical from the City of Austin on the remodel located at 2409 Big Horn.

Motion second by Director Wood

Motion passes Yes: 7 No: 1 Abstain: 1

- Motion made by Director Lougee to approve \$5,000.00 for immediate road patching.

Motion second by Director Lohmann

Motion passes: Yes: 9

- Motion made by Director Delaney that an owner must clear all their financial obligations with Apache Shores Property Owners Association in full before a clear resale certificate will be issued. Dues, Fines, Assessments, Deed Restriction Violations, and any Building Permit Violations must be cleared on all property owned by, partially owned by, controlled by (50% or more ownership interest) before a “good standing” status will be valid.

Second by Director Lougee

Motion Passes: Yes: 9

- Motion made by Director Kirtz to approve an immediate fine of \$200.00 per day for violating Contractors Hours. This Policy will become effective April 1, 2007.

Motion second by Director Lougee

Motion Passes: Yes: 9

- **COMMENTS:**

We will now break and Meet the Candidates running for the 2007 Board of Directors. Will all candidates please come up here and take a seat and the questions and answers session will start. Please limit your questions to two minutes so everyone will be able to have a chance to ask their questions.

- **Meeting adjourned by President Delaney at 9:03**

Next Board of Directors Regular meeting will be determined by the new Board of Directors