

ASPOA BOARD OF DIRECTORS MEETING

MINUTES OF REGULAR MEETING
JUNE 8, 2006 7:00PM

**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 Apache Shores Property Owners Association Community Hall at 14919 General Williamson Drive, on Thursday June 8, 2006 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. **Approval of Prior Meeting Minutes (meeting from 4/11/06)**
4. **Property Management Report-Pioneer Representative**
5. **Directors Reports**
 - a) President – Tom Delaney
 - b) Vice President – Tom Kirtz
 - c) Treasurer- Teodoro Alvarado
 - d) Secretary-Jesse Maniccia
 - e) Administration – Pam Lougee
 - f) Maintenance/Amenities- Corrina Reed
 - g) Communications-Nicki Roberts/Ron Wood
 - h) Architectural-Peter Lohmann
6. **Miscellaneous Committee Reports**
 - a)
8. **Members Input – (maximum of 20 minutes-each member is limited to two (2) minutes per comment/issue)**
9. **New Business**
 - a) Approve a new contract with Texas Disposal Systems
 - b)
 - c)
 - d)
 - e)
 - f)
 - g)
 - h)
 - i) 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.**

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- **7:10pm - Meeting called to order**
- **Roll Call-** Present: Directors Tom Delaney, Corinna Reed, Tom Kirtz, Jesse Maniccia, Harold Stone, Nicki Roberts, Ron Wood, Peter Lohmann, Pam Lougee, Karl Van Nostrand
Absent: Teodoro Alvarado
- **Quorum Established**
- **Motion, by Director Pam Lougee,** to approve the previous Regular Meeting Minutes from Regular Meeting 04.11.06
Motion Seconded by Director Corinna Reed
Motion Passed; 10 For, 0 Against, 0 Abstain, 1 Absent
- **Property Management Report**
 - Deed Restriction Drives:* continue to be performed. We currently have 79 violations, 44 friendly reminders, 8 warnings and 27 fine stage files.
 - Financials:* \$25,000.00 in bonds reflected in bank account are not available funds. The Association currently has 4 main sources of revenue including Assessments 05 and Prior, Maintenance 05 and Prior, Maintenance Fee 2006 and Assessment 2006. As we collect prior/outstanding dues, Assessment and Maint 2005 and prior will dwindle as income streams. We are barely under budget on all categories and Resale Certs may decrease over the year. So, for now, budget decisions are still OK.
 - Administration:* Calls are directed to appropriate parties within Pioneer. We are really focusing, through internal systems and the new website, on helping to resolve issues quickly. Also, the new on-site office personnel is continuing to learn and customer service is continuing to improve. So, I'm hoping that over time, the rules/ procedures are working well. People are responding to correspondence and legal action promptly.
 - Question from Director Peter Lohmann:* What is the status of the road escrow funds?
 - Answer from Pioneer/Paul Meisler:* We currently are collecting these fees, in accordance with the newly passed policy, and this income is included in the Income-Road Escrow category under the Other Income Heading.
- **President Report**

President Tom Delaney reported that he wants the membership to know that a lot of thought goes into decisions made and, although slow, we are moving forward. Also, Anne Shatz would like to start a tennis group in the community.
- **Vice President Report**

Vice President Tom Kirtz reported that Security at the Lakeside Park will continue with a new guard named Laura Lee, who will start on Saturday.
- **Treasurer Report**

None- Treasurer Teodoro Alvarado was absent from this meeting.
- **Secretary Report**

Secretary Jesse Maniccia had nothing to report.
- **Administration Report**

Director Lougee reported that the new website is moving forward and we hope to launch soon.

- **Maintenance/Amenities Report**

Director Corinna Reed reported that new maintenance personnel, Gus Martinez, who is also a member, is working out nicely and is doing a great job. Also, closing the swimming pool on Tuesdays in order to allow the system to catch up. Garden Diva is doing a good job on the landscaping and is also picking up glass and other specific items. We are collecting bids on roofing/painting/repairing the community buildings. We are hoping to repair electric dock lighting at the Lakeside Park along with cutting and removal of vines.

- **Communication Report**

Directors Nicki Roberts and Ron Wood reported that Ron has been calling people who are interested in being in the newsletter. Some of the items that Communications is considering for inclusion in the next newsletter include section representation, neighborhood watch, burn permit requirements/procedure, update on motion/policy changes such as the no glass policy, Marge Whitehead article, and the upcoming website launch.

- **Architectural Report**

Director Peter Lohmann reported that the next Architectural Committee workshop will address getting information on the new website. Also, Pioneer PM has been looking at construction which has been helpful.

- **Miscellaneous Committee Reports**

None.

- **Members' Input**

Anne Shatz Signage in Spanish may be helpful at the tennis courts. Some discussion regarding the existing signage in Spanish.

Larry Albee recommends that the board consider consolidating all of the existing signage at the tennis courts into one sign, and recommends possibly using the past-due fees collected exclusively for roads or community buildings.

Judy Phelps knows Section 7 Neighborhood Watch people and will get the information to the Communications Directors. Also, a bench at the Children's Park would be great, as per the family's request, for Marge Whitehead's memory. Marge's birthday was March 10th. Discussion regarding acceptance of donations among members and directors.

Mikus Grinbergs Speaking in favor of committees as intermediaries to the Board of Directors, to do work for the board and to provide contacts for member resolutions and is a good recruitment tool, so please energize committees and perhaps we could include this information in the newsletter so that those interested could contact whomever is appropriate.

- **New Business**

a) Approve a new contract with Texas Disposal Systems

Motion, made by Director Nicki Roberts, to accept the contract (option B) proposed by Texas Disposal Systems to begin July 1, 2006 for weekly curbside garbage pickup with bulk curbside pick up one (1) time per year. Optional recycling is still available.

Motion seconded by Director Harold Stone

Motion NOT APPROVED; 4 For, 6 Against, 0 Abstain, 1 Absent

Teodoro Alvarado and Karl Van Nostrand Absence Approval

Motion, made by Director Pam Lougee, to accept Teodoro Alvarado's absence for the meeting of June 8, 2006 and Karl Van Nostrand from the board meeting on May 11, 2006.

Motion seconded by *** _____ ***

Motion Passed; 9 For, 0 Against, 1 Abstain, 1 Absent

i.) Misc.

None.

- **Adjournment 8:05 p.m.**