



Dundee Place Homeowners Association

Board Meeting Minutes
October 10, 2013

Board Officers:

- William Charles, President
- David Campbell, Treasurer
- Sue Lawyer, Secretary

Board Members:

- Vacant Position, Board Member
- John Clarke, Board Member
- Cindy Duty, Board Member
- Johnnie McCune, Board Member
- Ken Nelson, Board Member
- Robby Williams, Board Member

The meeting was held at the home of William Charles, President.

All Meeting to Order

Meeting was called to order at 7:00 pm by William Charles, President.

Approval of Minutes for August 13, 2012 Meeting

Minutes from the August 13, 2013 meeting were provided to the Board for review and recommendation. No revisions were requested.

Motion was made to accept minutes as written by Cindy Duty and seconded by John Clarke. Motion was unanimously passed.

Financial Report

Financial Report presented by David Campbell (copy attached to minutes). No recommendations or revisions were made.

Motion was made to accept the Financial Report as written by Ken Nelson and seconded by Robby Williams. Motion was unanimously passed.

OLD BUSINESS

Fence Repair by Pond Status Report

William Charles reported on fence repair status. McDowell has finished the repair and it was felt he did an excellent job of completing the repair.

No further action required this agenda item is completed.

Stray Cats

William Charles provided an update on the stray cat situation. He has purchased two traps to aid in capturing the strays. Ken Huggins is trapping the strays in his area and taking to the ASPCA. We will continue to encourage residents not to feed the stray cats. **No further action required.**

Ducks

Update on duck round-up to be held Saturday. The culled ducks will be taken to an area farmer for his ponds. Residents were invited to participate.

TAC Party

Texans Against Crime party was a success. Representatives from Fire Department, Policy Department and Daryl Primo, County Commissioner and his wife attended. Attendance by residents was good.

Update on Annual Meeting and Christmas Party

William Charles reports that Tele's facility will hold 45 people. Everyone will be able to order and pay individually from the menu. Discussion on holding the party at Tele's was held. Date chosen for the event is December 10, 2013 at 6:30 pm.

Motion made to schedule Annual Meeting and Christmas Party at Tele's on December 10, 2013 at 6:30 pm by David Campbell, and seconded by Cindy Duty. Motion was passed unanimously.

Landscaping of Front Entrance to Longmorn Lane

Discussion held on making the appearance of the front entrance to Longmorn Lane more attractive. Action Items were developed.

Action Item: Robby Williams is to check on developing a planting plan. William Charles will check on a watering plan. If water not available, the planting plan will be adjusted for low water plantings. Report at next meeting.

Wagon & Picnic Benches Maintenance

Reported provided that the wagon has been painted and benches are in place. Ken is to seal benches. Question was raised as to need for roof repair to pavilion.

Dundee Place Website

Daniel Frenette provided a report on the website. Discuss held on possible content. Costs involved will be \$25.00 for Dundee Place HOA Domain Name and approximately %50 a year for use of the server.

Action Item: Daniel Frenette is start drafting the website and send links to Board Members for review.

NEW BUSINESS

Request for Waiver

A request for waiver was received from Lucius D. Cary, Jr. for a 12' x 12' Royal Hardtop Gazebo on his deck. Mr. Cary was not aware of required to submit a request prior to placing the gazebo. He is requesting a waiver at this time after becoming aware of the requirement. Information on the gazebo was attached to the request and is included with these minutes.

Motion made to accept Mr. Cary's request for a waiver by David Campbell and seconded by Cindy Duty. Motion was passed unanimously.

Herrera Property Lien

Discussion held on possibility of lien being placed on Herrera property due to non-payment of Association Dues. Decision made to table this agenda item pending further information.

Action Item: William Charles is to contact an attorney for recommendations as to appropriate actions.

Pond Maintenance

The fountain is in place and working well. Pumps have a 2 year warranty.

No further action required for this agenda item.

Fishing in Pond

Question raised about keeping fish caught in pond. Discussion held.

Motion made to release Bass and Catfish less than 12 inches was made by Cindy Duty and seconded by Ken Nelson. Motion was passed unanimously.

Theft in Area

The Association's landscaping company experienced a theft of 3 of their leaf blowers from their trailer. They were unable to complete the cleanup task and will complete it on their next visit. Residents encouraged to keep their eyes open for strangers in the area.

No further action required.

OTHER

No new agenda items were added.

Adjourn

All agenda items have been addressed.

Motion made to adjourn by David Campbell and seconded by John Clarke. Motion was passed unanimously.

Minutes were prepared and presented by

Sue Lawyer, Board Secretary