

HOA SOUTHERN WOODS, INC.

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Board of Directors Minutes

March 26, 2013 @ 8:15 pm
Good Shepherd Lutheran Church

Members Present: Doug Dear, Clark Miller, Pat Wentworth,
Mahlin Musgrove, Richard Garrett & John Judd

Others Present Juliette Miller, as Secretary to the Board

A Quorum of members being present, the President called the meeting to order at 8:15 pm, directly after the annual meeting of the home owners.

1. The Board elected their officer as follows:

Clark Miller	- President
Mahlin Musgrove	- Vice President
Pat Wentworth	- Treasurer
Juliette Miller	- Secretary

2. The Board discussed the subdivision's roads and the fact that they approved \$6,000 last year for repairs that was not spent. Clark Miller reported that he had held discussions with a contractor regarding the best and most cost effective way to address the most pressing road repair problems within the \$11,000 budget agreed upon at the last Board meeting; as follows:

- 145 feet of cut and patch in front of Lot 19 – cost is \$3.80 / sf = \$7,000
- 760 linear feet of chip and seal, mainly in front of lots 37 and 38 for a total of \$4,000

The Board discussed the above bid and approved Clark to move ahead with the repairs based on this bid.

3. Clark Miller reported that Hays County contractors had taken down the light at the 1626 / West Way intersection. The Board agreed that they want that light put back up, even though it costs \$35 month to keep it there.
4. Clark Miller reported that the owners of lot # 36 have expanded their driveway and intend to buy a 5th wheel RV and park it there. The Board agreed that the owner can

only keep the RV on his property if it is shielded from sight from Southern Drive. Clark agreed to speak to the owner of lot #36 about this issue.

5. The Board agreed to send letters of collection to the owners of lots #s 8 & 20 because they owe at least one year's worth of dues.
6. The Board agreed that it would sponsor a "Neighborhood Night Out" on the 1st Tuesday in October.
7. The Board agreed that Juliette Miller should purchase, for the benefit of the HOA, the book "Texas Homeowners Association Law, 2nd edition" by Gregory Cagle.

The Board completed its agenda business and Clark made a **Motion** to adjourn the meeting at 8:40 pm, the motion was seconded by Mahlin Musgrove and was approved unanimously.

Respectfully,
Juliette Miller
Secretary