

Bluebonnet Highlands Homeowner's Council Meeting

Board Members

Kimberly McDaniel- President

Greg Tullier- Secretary

Todd Grand- Treasurer

William Biossat

Gina Vanzandt Brown

Eric Sunstrom

Huiping Yang

Robert Blanchard

Emory Belton

David Balhoff

Ryan Skavron

HOA Representative- Erin Guillory

BLUEBONNET HIGHLANDS HOMEOWNERS ASSOCIATION COUNCIL MEETING MINUTES

February 10, 2010 – 6:30 PM
Bluebonnet Highlands Clubhouse

Proceedings

I. Homeowners

- A. Todd Lunkin – Requesting Message Board Administrator Rights
Board Decision to make Erin Secondary Administrator of website along with HOA President Kimberly.
- B. Security Concerns on Spring glen Court
Board agrees that we need to check into extra Security measures. Committee looking into options. Presentation was made to board and homeowners in attendance about off duty patrols, by Burbank substation Deputy. Fee \$ 25.00 per hour for patrols.

II. Business Reports

- A. Financial Reports (Daniel – HOA Accountant)
Dues collections are @ 2/3 of total. Discussion about expense's for upcoming year.
- B. Violations Reports (Erin – HOA Rep)
Fence violations discussed. And house with blue roof discussed.

III. Committee Reports

- A. Social, Pool, & Recreation **Open for Summer 2010 on March 30TH**
 - 1. Pool Resurfacing **Working on getting Estimates at this time.**
 - 2. Pool Opening Date **Open for Summer 2010 on March 30TH**

3. Clubhouse Rental Rules & Procedures **No change at this time**

B. Security, Rules, & Regulation

1. Spring morning Ave – **Blue roof Discussion.**
2. **Crime statistics for our area. Suggested car stickers to identify residents. Mass E mails in case of break ins.**
3. Attorney Updates – **None at this time**
4. Homeowner Email about Parking & Landscaping Concerns – **Discussion about adding landscaping in progress, replacing trees that have died and need to be added along fence line.**

C. Planning, Development, & Finance

1. Bank Loan Renewal/Refinance- **Discussion- we will stay with existing bank.**
2. Changing Bank Accounts – Re: Bank Fees
As of this time we are staying with the same bank.
3. Landscaping (entrances, tree pruning, plantings, etc.)
Discussion about getting estimates.

IV. Other Business

- A. Review of Survey Results
Now that we have the results we will be prioritizing our projects.
- B. General Liability Insurance Policy
Requesting estimates.
- C. Lawn Service Contract Renewal/Bid Reviews
We will be continuing to use our existing lawn service. They have done a good job for us.

- **All council Meetings will be held on the 2nd Wednesday of each month at 6:30 PM.**

Form must be completed on website to request speaking before the council at scheduled meetings.

Each speaker will be limited to 15 minutes. After presentation guests will be asked to leave in order to have a board discussion and vote.

All home improvements have 45 days for a decision from the council.

All Deed restrictions are available for viewing on the Website.

Audit of HOA will be done In May.

Meeting Adjourned @ 8:30 PM