

McKinney Park East HOA, Inc.

c/o Goodwin Management, Inc.

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Tuesday, June 6, 2017

McKinney Park Pool
6600 Baythorne Drive
Austin, TX 78747

Board Meeting Minutes

The board meeting was called to order at 6:37pm. A quorum was established by the board members in attendance: Lupe Martinez, Michael Bullock, Mark Heaps, and Michele Thompson. Association manager Jim Smitherman was also in attendance.

Approval of April Board Meeting Minutes

- *Michael Bullock moved to approve the April board meeting minutes with the following addition: a vacant seat on the board was filled by appointing Mike Fisher as a Director. Lupe Martinez seconded the motion. The motion carried unanimously.*

Ratification of Board Votes since the last board meeting

- Approved Camp Gladiator's use of the parking lot and park area after they provided the required insurance documentation. The approval is for a 30 day period, set to renew on a monthly basis.

Manager's Report

- Balance sheet total assets as of 4/30/17: \$762,082.21
- Delinquencies as of 5/31/17: \$111,426.32
- Money from the Reserve MMA2 account (that currently has a balance of more than 250k) will be transferred into a new account

Old Business

- Pool / Park
 - Fence bids were reviewed from Viking Fence Co and Betafence. Jim will get additional bids for the fence, including one for replacing the fence exactly as it is, one with an anti-trespass measure on top of the fence and any non-stucco options that are available. In the meantime, Jim will have Russell come out and secure the fence.
 - Installation of stainless steel dividers in the bathrooms – Jim will schedule the work to be completed on a Monday when the pool is closed.
 - Lights are done and they come on by the photocell and will stay on all night long
 - There are new LED sconces on each side and the broken LED on the end has been replaced
 - Commercial grade fans
 - Security Cameras – Jim will ask the vendor to contact Mark to provide a demo
- Grounds / Landscaping
 - The ant treatment has been delayed due to inclement weather. It will be put down next week if it stays dry.
 - Jim will ask the landscaper to trim the shrubs back

- Capital Improvements
 - Dog park – City permits will be difficult to get and insurance premiums would increase by 25%. The board decided to table this project.
 - Workout park – This will not affect insurance premiums. The board discussed fencing the area and what equipment should be included. Michele will send Jim a list of equipment to get bids on. A survey will be sent to the surrounding residents to get their feedback.
- Social Committee
 - Movie and Waterslide event in June
 - Concert event in July
 - Another Movie event in August

The meeting entered executive session at 7:46pm and concluded at 8:20pm.

The meeting adjourned at 8:21pm.