

Westminster Glen Homeowners Association, Inc.

700 Market St. Bldg 3

Cedar Park, TX. 78613

Board of Directors Meeting Minutes

June 13, 2023

6:00 P.M.

River Place Country Club

4207 River Pl Blvd, Austin, TX 78730

Call to Order

The Meeting was called to order at 5:55 P.M.

Establishment of Quorum

The Board was represented by Belinda Gallagher, Chip Graves, Diane Love, Eowyn Gorman, and Reena Ubha. The management company, Preferred Association Management Company, was represented by Martha Perkins.

Committee Reports

ACC Committee: Tom Lebsack provided a report to the Board about current architectural matters.

8802 Westminster Glen must submit an ACC request by July 1st and have it approved by the committee to resolve the issue with the fake ivy. The Board adding additional plants on the common area side is not an option.

Landscape Committee: Belinda Gallagher provided a landscape report to the community. They are going to work on bids for painting the metal fence areas. The front and rear entrances will be pressure washed.

A motion was passed unanimously to remove the dead trees and limbs at the back entrance for a cost of \$650.

Motion: Belinda Gallagher

Motion 2nd: Eowyn Gorman

Social Committee: Diana Love and Reena Ubha updated the social committee. The Board discussed having a back-to-school social with an ice cream truck. The event could be held near the cul-de-sac of Noble Hill Ct.

Review/Approve Prior Meeting Minutes

The prior meeting minutes from March 27, 2023, were reviewed and approved unanimously as amended.

Motion: Diane Love

Motion 2nd: Belinda Gallagher

Review/Approve Financial Statements

The Board reviewed the financial statements for the period ending May 31, 2023. There was extensive discussion about the collection costs charged by PAMco and if those fees actually get collected from the delinquent owners. The Board wants to meet to discuss revising their collection policy and to discuss the fees assessed with sending out collection letters. This meeting should be held before the next quarterly meeting as a special meeting.

Old Business

None.

New Business

PAMco Administration Fees

Management explained that PAMco agreed to waive the \$280 of collection costs that the Association has waived for various homeowners. This would prevent the Association from being incurring

additional expenses.

Meeting Notifications

The Board is requesting that their meeting notifications be sent out to the membership at least two weeks in advance.

Privacy Fence on Side Yards

This topic was tabled.

CONA

Management should send out an eblast about the CONA (Coalition of Neighborhood Associations) to look for volunteers. CONA meets once a month for approximately two hours, and consists of eleven neighborhoods. Chip Graves should approve the email before it goes out.

Homeowners Forum

Lot 21 was discussed by Jim Rumbo. The Board discussed appointing a committee to work on cleaning up lot 21 in the fall once the nesting season is over. It was the consensus of the Board to appoint Kenny Gorman as chair of the Lot 21 Cleanup Efforts Committee.

Adjournment

With no further business to address, the meeting adjourned at 7:49 P.M.