

**Westminster Glen Homeowners Association, Inc.**

700 Market St. Bldg 3

Cedar Park, TX. 78613

**Board of Directors Meeting Minutes**

January 15, 2025

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 6:08 P.M.

**Establishment of Quorum**

The Board was represented by Eowyn Gorman, Sandhya Murti, and Jeritt Bushaw. Adam Pugh and Robert Taylor were absent. Preferred Association Management Company (PAMco) was represented by Martha Perkins.

**Committee Reports**

**ACC Committee:** The Board reviewed the report from Tom Lebsack that was included in the packet.

**Landscape Committee:** Eowyn Gorman provided an oral report on behalf of Belinda Gallagher. The tree fertilization will be the next major expense and will be discussed under new business.

**Social Committee:** Sandhya Murti agreed to chair the social committee. Management will ask for neighbors to volunteer and assist with the events. Suggested social events include: Halloween social, progressive party, and/or a happy hour.

**Review/Approve Prior Meeting Minutes**

The Board unanimously approved the board meeting minutes from August 15, 2024 and the organizational meeting minutes from October 23, 2024 as written.

Motion : Sandhya Murti

Second : Jeritt Bushaw

**Review/Approve Financial Statements**

The financial statements for November 2024 were reviewed by the Board of Directors.

**Financials**

A motion was passed unanimously to accept the November financials as presented by PAMco.

Motion: Eowyn Gorman

Second: Jeritt Bushaw

**Reserve Account**

There was discussion about the current reserve account and the interest that the money market account is earning versus other money market accounts.

A motion was passed unanimously to transfer \$32,000 into a 7-month CD with Alliance Bank.

Motion: Jeritt Bushaw

Second: Sandhya Murti

**Maturing CDs**

Management noted that the CDs are maturing on February 8, 2025. It was the consensus of the Board to table discussion and look at the CD rates come February 1, 2025 via email.

**Collections**

The Board reviewed the collections for accounts 124654943 and 124654903. No discussion was needed.

### **Fee Waiver Request**

A motion was passed unanimously to waive the collection fees (hard costs) and late fees (soft costs) for account number 124654953 if the homeowner can show evidence of mailing the payment prior to the due date. If not, the Board will approve waiving the late fees only.

Motion: Eowyn Gorman

Second: Jeritt Bushaw

### **OLD BUSINESS**

#### **Flock Security**

The Board is going to continue the Flock Security subscription and will evaluate its value throughout the year.

#### **Lot 21 Cleanup**

The clean-up efforts will return in late February/ early March on Lot 21.

#### **CONA Organization**

Eowyn provided a brief update to the Association with regards to items that CONA is working on.

#### **Speed Control**

The County has advised that they are not going to put up additional stop signs or even a cross walk along Westminster Glen. The Board is going to research putting up additional signage along the street.

#### **Dumpster Day**

The dumpster day is scheduled for April 26, 2025. The dumpster day will be from 8 AM – Noon. Eowyn Gorman will locate four volunteers from highschoolers in the community.

### **New Business**

#### **Camera Signage**

The Board agreed to purchase four (4) 18”X 18” signs in red that state “SECURITY NOTICE: This Area Under 24 Hour Live & Recorded Video Surveillance.”

#### **Meeting Location and Dates**

The Board agreed to the meeting dates below. The location is to be determined.

April 16, 2025

August 20, 2025

October 15, 2025 (Annual Meeting)

November 19, 2025 (if needed)

#### **2025 Budget**

A motion was passed unanimously to approve the 2025 Budget as presented.

Motion: Jeritt Bushaw

Second: Eowyn Gorman

The Board will look at lowering the assessments for the 2026 budget.

### **Tree Fertilization**

A motion was passed unanimously to hire Bartlett Tree Service to do the tree fertilization at a cost of \$1,080.00.

Motion: Sandhya Murti

Second: Jerri Bushaw

**Miscellaneous Items**

None

**Homeowners Forum**

Jim Rumbo submitted an emergency plan prepared by the Firewise Committee for the Board to approve. The Board tabled discussion until the April meeting.

**Adjournment**

With no further business to address, the meeting adjourned at 7:56 PM.