



**MINUTES**  
**SPOA BOARD MEETING**  
**February 16, 2015**

**Open Forum 6:30 PM**

Seven residents stopped by to observe the meeting and join the discussion.

**Board Meeting 7:00 PM**

- **Review and Approval of Minutes** – George Graham submitted the previous month's Meeting Minutes for approval. There was no discussion, and the Minutes were approved as submitted.
- **Treasurer's Report** – Bob Eastlake & Phil Suckling submitted the Treasurer's Report for approval. There was no discussion, and the Treasurer's Report was approved as submitted.
- **Committee Activity Reports** - George Graham submitted the Committee Report. The Board accepted the report as submitted.
- **Old Business:**
  - Wanted: Neighborhood Watch Block Captain, Firewise Coordinator, ACC (and other) Committee Members, etc. – The SPOA is still (as we have been for some time!!) in need of volunteers for various positions; mainly, one Neighborhood Watch Block Captain, and a Firewise coordinator. Although there is one interested prospective volunteer for the Block Captain position, Board members will be approaching residents for help with the other positions. This item will remain open until some volunteers step up.
  - Annual SPOA Dues – The annual SPOA Dues are now overdue (payment due date was December 31; \$96 for single-lot owners, and \$192 for those owning 2 or more lots). As of the meeting date, 13 owners have yet to remit their dues. Per the SPOA Covenants & Restrictions, interest has been added to the amount due for the lots remaining unpaid (interest accrues from January 1). Bo Garrett will make one more attempt at contacting those owners who are overdue before beginning the lien process. Per the SPOA Covenants & Restrictions, a lien will be filed against any property that is in arrears on dues (all expenses incurred for lien filing will be added to the dues amount owed). This item will remain open.
  - Fence/barrier destruction between Saddleridge (Mission Trl.) and Fulton Ranch Rd., and associated illegal "crossing" across private property – The

problem with vehicles crossing the gap between Fulton Ranch Rd. and Mission Trail seems to have died down on its own. The Board, with the help of the residents at the end of Mission Trail, will monitor this issue for further incursions. New “No Outlet” signs have been erected by Hays County at two locations in Saddleridge. Bo Garrett is also attempting to get Hays County to replace the end-of-road barrier at the end of Mission Trail, as it is quite deteriorated from old age. Also note that the County has cleared brush from both Saddleridge Drive and Mission Trail around the intersection. This item will be closed until such time the issue recurs.

- **New Business:**

- Hays County Water Issue – The issue of well drilling and the unregulated selling of massive amounts of water from those wells has been on everyone’s mind for the past month. The Board would like to thank all those involved in protesting this water grab, and also remind all residents to please sign the legal petition asking the gov’t reps to please do something constructive. This item will be closed, but will be monitored.
- Saddleridge Roadway Cleanup (Tom Campbell Initiative) – Even though we do not have an official Saddleridge Roadside Trash Pickup Committee, resident Tom Campbell took the initiative and time to start an informal one!! A special thanks to Tom and all of the many resident volunteers who stepped up to help keep our neighborhood neat and tidy. Tom plans to keep this activity ongoing as street-side trash pileup warrants. This item will be closed
- New House & Senate POA Bills for the 2015 Texas Legislative Session – With the start of the 2015 Texas Legislative Session comes the usual gaggle of new Bills that, should they become law, may affect all Property Owners’ Associations. Some make sense; some are absolutely ridiculous. So far there are ten POA-specific bills, and fifteen non-POA-specific bills on the table that could affect how our Covenants & Restrictions are interpreted and enforced. Per the usual Legislative process, all of these bills will be sent to Committee to be tweaked, muddled and befuddled, and maybe even cancelled, before they make it to the floor for discussion and action. Its too early in the lawmaking process to be worrying about any of these just yet; but the they will be monitored by the Board as the process continues. This item will remain open.

The meeting was adjourned at 7:50 PM.

10:50 AM  
02/04/15  
Cash Basis

**Saddleridge Property Owners Association**  
**Balance Sheet**  
As of January 31, 2015

	<u>Jan 31, 15</u>	<u>Jan 31, 14</u>	<u>\$ Change</u>
<b>ASSETS</b>			
<b>Current Assets</b>			
<b>Checking/Savings</b>			
Ozona CD #305501	25,247.77	25,191.53	56.24
Ozona CD #305552	25,225.57	25,175.18	50.39
Ozona Checking	16,188.27	10,144.97	6,043.30
Ozona Money Market	41,470.58	40,426.59	1,043.99
<b>Total Checking/Savings</b>	<u>108,132.19</u>	<u>100,938.27</u>	<u>7,193.92</u>
<b>Accounts Receivable</b>			
Accounts Receivable	-8.00	-16.27	8.27
<b>Total Accounts Receivable</b>	<u>-8.00</u>	<u>-16.27</u>	<u>8.27</u>
<b>Total Current Assets</b>	108,124.19	100,922.00	7,202.19
<b>Other Assets</b>			
Saddleridge Property	80,500.00	80,500.00	0.00
<b>Total Other Assets</b>	<u>80,500.00</u>	<u>80,500.00</u>	<u>0.00</u>
<b>TOTAL ASSETS</b>	<u><b>188,624.19</b></u>	<u><b>181,422.00</b></u>	<u><b>7,202.19</b></u>
<b>LIABILITIES &amp; EQUITY</b>			
<b>Equity</b>			
Opening Balance Equity	110,823.40	110,823.40	0.00
Retained Earnings	71,593.85	62,067.95	9,525.90
Net Income	6,206.94	8,530.65	-2,323.71
<b>Total Equity</b>	<u>188,624.19</u>	<u>181,422.00</u>	<u>7,202.19</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><b>188,624.19</b></u>	<u><b>181,422.00</b></u>	<u><b>7,202.19</b></u>

02/04/15  
Cash Basis

**SPOA**  
**P & L Budget vs. Actual**  
**January 2015**

	Jan 15	Budget
<b>Income</b>		
Clubhouse Usage Fee	75.00	25.00
HOA Dues Collected	8,928.00	96.00
Interest Income	14.16	12.53
Resale Cert. Fee	50.00	50.00
Transfer Fees	100.00	
<b>Total Income</b>	9,167.16	183.53
<b>Expense</b>		
<b>Accounting</b>		
Accounting-Bookkeeper	175.00	160.00
<b>Total Accounting</b>	175.00	160.00
<b>Bank Charges</b>		
Safe Deposit Box	40.00	40.00
<b>Total Bank Charges</b>	40.00	40.00
<b>Clubhouse Expenses</b>		
Cleaning	50.00	50.00
Drapes		1.00
Entrance Fence Repair		1.00
Entrance Sign		1.00
Fence Repair		1.00
Heating and AC		85.00
Pest Control	102.84	102.84
Trash	80.74	
Water softener monthly maintain		22.95
Wellhouse Expenses		1.00
<b>Total Clubhouse Expenses</b>	233.58	265.79
Clubhouse Fees		1.00
Computer Database		1.00
Contingency Fund		1.00
Dues		1.00
Dues Refund	96.00	
<b>Improvements</b>		
Microwave		1.00
New water softener		1.00
Roof		1.00
Improvements - Other		1.00
<b>Total Improvements</b>		4.00
Lawn Maintenance	162.38	
Lease of Water Equipment		1.00
Mailings	49.00	144.60
Misc		1.00
<b>Miscellaneous</b>		
ACC Office Supplies		1.00
Office Supplies		1.00
Plaque		1.00
Printer Cart.		1.00
Software		1.00
Website Domain		1.00
<b>Total Miscellaneous</b>		6.00
Neighborhood Watch		1.00
PEC Electricity	275.52	
Reconciliation Discrepancies		1.00
Reserve Fund		1.00
S. Entrance Water		1.00
Taxes	1,928.74	1,736.72
Uncategorized Expenses		1.00
Water Well Electricity		1.00
<b>Total Expense</b>	2,960.22	2,369.11
<b>Net Income</b>	6,206.94	-2,185.58



## COMMITTEE ACTIVITY REPORT

Date: February 2015

### Architectural Committee

Chairperson: Rick Cardenas 847-7363

1. Lon and Lana Howard were granted approval to enclose their rear patio at 201 Saddleridge Dr., Lot 13, Section I.
2. Jeremy Workman submitted plans to construct a house at 400 Packsaddle Pass, Lot 18, Section I. Approval not yet granted until he submits a location plan.
3. Ken and Jackie Rice submitted house plans including a location plan to build their residence at 723 Saddleridge Drive, Lot 87. Everything appears to meet deed restrictions and the ACC will write an approval letter.

### Maintenance Committee

Chairperson: Open (Bo Garrett & George Graham filling in)

Nothing to report.

### Landscape Committee

Chairperson: Ron Steel 392-0542

Nothing to report.

### Clubhouse Committee

Chairperson: Brenda Musselwhite 512-722-3404

Clubhouse rented 3 times in January.

### Neighborhood Committee

Chairperson: Cecil Gibson 847 0207

Nothing to report.

### Website Committee

Chairperson: Joe Williams 847 0390

Nothing to report.

### Nomination Committee

Chairperson: Open

### Property Owners Committee

Chairperson: Francis Savage 847 0955

Did not report.