

SaddleRidge Homeowners Association

21 January 2004
Minutes of Meeting

Attending:

Cecil Gibson, Pres.

Corwin Vansant, V.P.

Joe Williams, Treas.

Lillie Rowden, Sec

The meeting was opened by Cecil Gibson at 3:00 p.m.

Open forum was held and attended by new owner, Annette Dunne. Annette has encountered difficulties with a conflict between requirements of mortgage loan officers and Saddleridge restrictions. Annette requests that requirements for well and septic be more clearly stated for persons desiring to live in RVs while construction is ongoing. Annette installed her septic and well in order to place her RV, then almost was unable to obtain financing, because mortgage people require no improvements before funding. Annette requests further consideration given to those who can drive their RVs off the land for water and dumping purposes. It was noted that temporary holding tanks could be used, but that is not stated in the regulations. Annette requests that we prepare a new informational packet that might be more helpful.

Old Business:

The winterizing of the well house is nearly complete.

Joe Williams has a mounting board ready for the plaques.

The real estate people have been most cooperative about moving their signs.

Corwin Vansant talked to Ricky Wright regarding mowing.

A homeowner noticed the sound of firearms and Cecil investigated the situation.

New Business:

1. Financial Report read and approved. Lillie motioned and Corwin seconded. It was decided that Corwin Vansant will look into having the potholes fixed. Motion was made by Joe Williams and seconded by Cecil Gibson that the cost not to exceed \$500.

2. Architectural Committee Report:

- a. Construction is in progress on several lots
 - b. There has been mail box damage on Mission Trail
 - c. The owner of Lot 91 made a request to subdivide. It was noted that section 3.14 of the homeowners' restrictions states "no tract shall be subdivided or split."
3. Maintenance Committee

Cecil Gibson will have the exterminators treat the clubhouse.

4. Legal issues deferred until next meeting.

5. The board is in discussion regarding the feasibility of updating the deed restrictions.

6. Cecil offered to have a speaker from the Texas Forest Service present at the annual meeting. A motion was made by Lillie to accept, and seconded by Joe Williams.

The meeting was adjourned at 5:00 p.m.

Respectfully submitted,
Lillie Rowden, Secretary