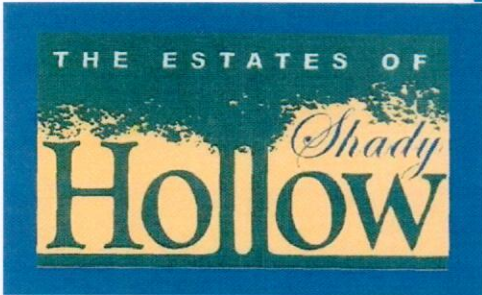


## Home Owners' Association Board of Directors

**February 16, 2017 Meeting Minutes  
6:30pm at the Manchaca Fire Department**



### Directors Present

Bob Thonhoff, James Brown and Shannon Gosewehr

### ACC Members Present

None

### Others Present

Debra Johnson - Goodwin Management, Inc.

1. **Minutes**

January regular meeting minutes approved as amended. Signed copy will be submitted to Debra and Jaime for the web.

2. **ACC Report**

None

3. **Homeowners' Comments and Concerns**

Homeowner raised concern about oak wilt in the neighborhood and has asked the HOA to address this issue. Jaime will put information about preventing the spread of oak wilt on the web site.

4. **Treasurer's Report**

The HOA has an account balance of \$58,641.75. Delinquency report provided. No unusual expenses.


5. **Property Manager's Report**

- The light fixture at the right side of the entrance has been repaired.

6. **Old Business**

- Action on the Vanguard account still pending.
- Trees – Debra will check with Goodwin Management team to make sure the letter went out to homeowners about tree trimming.

- The homeowner at 3500 Lost Pine Cove has contacted Goodwin Management and made arrangements to pay any delinquency on account.
  - Goodwin Management recommended the Board begin proceedings on a judicial foreclosure of 12304 Edwards Hollow Run to enforce the lien for \$2,419.94. Goodwin Management warrants that the homeowner was sent Notice of Intent to Foreclose on October 11, 2016. Motion to execute a *Certificate of Resolution of the Board of Directors of Shady Hollow Estates Community Association, Inc.* and begin foreclosure proceedings passed unanimously. Certificate signed by Bob Thonhoff, President.
7. **New Business**  
Motion passed unanimously to order 100 mugs to give to new homeowners at move-in.
8. **Next Meeting**  
Scheduled for March 16, 2017 at 6:30 p.m. at the Manchaca Fire Station.
9. **Meeting Adjourned**



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Minutes Prepared by Shannon Gosewehr