

**Minutes**  
**Four Seasons Farm**  
**Homeowners Association Annual Meeting**  
**May 13, 2010**

On Thursday, May 13, 2010 a homeowner's association board meeting was scheduled to take place at the City of Kyle Fire station #2 which is located at 150 Bunton Creek Rd, Kyle, TX 78640. The meeting was called to order at 6:40pm by Nola Plumb, President. Attending the meeting were board members Robert McDonald, Pat Hough, and Jim Huff. Association Managers Nina Cadena and Ivan Herlinsky were also present as well as John O'neill with the Property Society.

**Establish a Quorum**

A quorum of at least 10% of the association was established by peoples in person and by proxy.

**Financial Review**

John O'Neill presented the financial review for the property. He stated the monies that were collected since The Property Society took over management. A discussion was held regarding delinquent accounts and how to pursue these debts. The topic of whether or not it is fiscally responsible to use the attorney to go after some of these overdue accounts came up. The board in general did not want to throw good money after bad accounts. John O'neill gave a brief description on the 2010 budget for the community. He also gave a brief report on the most recent financial statements.

**Committee Reports**

Nola Plumb gave a brief recap on the committees at Four Seasons Farm and stated that any persons interested in helping with the community sign up. She also thanked Ernie Moore who was present for his contribution to the community by being a part of the Modification Committee.

**Shed & Playscape height**

A brief discussion took place on the required maximum heights for sheds and playscapes. The maximum height has been a major complaint from many residents in the community. A brief discussion was also held regarding the maximum numbers of pets allowed but this was tabled. A vote was taken regarding the shed and playscape heights. The change in Shed heights that was proposed was changing from an 8ft. maximum height to a 10ft. maximum height. The change in playscapes was a 10ft. maximum height to 12ft. maximum height. The vote to change the proposed heights passed overwhelmingly.

**Nominations**

The following homeowners were nominated at the meeting to serve on the Board; Chris Irwin, Oscar Sanchez, and Kelle Daigle. Mr. Irwin was nominated for a 2 year term while Mr. Sanchez and Mrs. Daigle were nominated for 1 year terms. Due to the fact that no more people were nominated all three members of the association took office by default and no vote was necessary.

**Adjournment:** A motion was made by Jim Huff to adjourn the meeting at 7:50pm

**Approved** \_\_\_\_\_

**Title** \_\_\_\_\_

**Date** \_\_\_\_\_