

**Quarterly Meeting Minutes 05.13.19**

**Call to Order** Meeting was called to order by President Bill Banfield III at 7:45 p.m.

**Roll Call** In Attendance: Bill Banfield III, Gurney King, Marilyn Salazar, Terry Peel, John Ousset

Jean Potter Absent: Eric Siebold, Greg Senulis, Denise Kern

Guests: Terry Potter, Paulette Standard, Jeff and Laura Krusel, Linda Meyer

**Guests** Property owners Matthew and Stephanie Gdovin, and Linda Meyer were present to

address the Board regarding the improvements Comal County Road Maintenance is planning to

make in front of 9003 Eagles View. This is county property. Creekwood Ranches Property

Owners’ Association (CRPOA) has no say so over any of the roadways in Creekwood Ranches.

The County’s plan is to repair the base, the asphalt and widen the area.

**Read and Approve Quarterly Meeting Minutes 02.11.2019**

Secretary Marilyn Salazar read Minutes. Terry Peel motioned to approved the Minutes,

and Gurney King seconded the motion. Minutes were accepted as read.

**Treasurer Report**

Treasurer Marilyn Salazar read the Treasure Report dated 05.09.2019. Checking account

balance is $XXXX and CD balance is $ XXXX with a total bank balance of $XXXX*.\* POA members can request financials https://www.creekwoodranches.com/treasurer-report/*

**OLD BUSINESS**

**Approval of Deer Creek Park Rules and Scheduling of Park Pavilion**

A draft of proposed park rules was presented, then left pending for revision. When revisions

have been completed, members will vote to approve or disapprove by e mail or in person.

**Approval of Sign for Deer Park Rules**

Signage on entering park is deteriorating. A new sign showing partial park rules has been

presented. John Ousset moved to accept the creation of a sign and Gurney King seconded the motion.

**Creekwood Ranches POA Procedures and Guidelines**

Paulette Standard has developed a very thorough procedures/guidelines for the

Responsibilities of the Board. John Ousset recommended making this Digital in the future.

**Annual Garage Sale 05.18.19**

Participating residents should set up merchandise at the end of their driveway. Hours to

be from 8 a.m. – 2 p.m.

**Decals to Identify CRPOA Residents**

John Ousset has ordered 500 neighborhood decals, which will hopefully be displayed on the

driver side rear window lower left corner of vehicles. Total cost is $165. Bill Banfield will

compose a letter of explanation to be sent to each property owner with two free decals.

Jean Potter will attach directions to the back of the decal for applying them on the rear

window. Residents may purchase additional decals at a cost of $1.00 each.

**NEW BUSINESS**

**Late Fees**

Annual Dues are mailed out on May 1st, and due on June 1st. Late Fees are imposed thirty days

after the June 1st due date. Bill Banfield will compose a letter explaining the Late Fees.

**Addendum/Annual Dues Payment Plan**

In order to comply with Texas state law, a Late Fees payment plan has been developed eff.

05/13/2019. Gurney King motioned to approve the Addendum, and Jean Potter seconded the

motion. The Addendum was signed by all Board members present, and will be filed with Comal County by Bill Banfield.

**Saving Property Transfers**

All Property Transfer documents will be retained by the POA for a period of at least seven years.

**Property Owners’ Directory**

The most recent directory was completed in 2016. An updated directory will be made available

at the Annual Meeting on 10/26/2019. This directory will be for the personal use of residents

only. John Ousset will create the 2016 database, which new information may be added to.

Jean Potter motioned to update the directory, and Terry Peel seconded the motion.

**Motion to Close**

At 9:29 p.m. Gurney King motioned to adjourn the meeting, with Terry Peel seconding the

motion. Meeting was adjourned at 9:29 p.m.

**Next Quarterly Meeting Date**

Monday, 8/12/19

Marilyn Salazar, Secretary

CRPOA