

**Horse Creek Ranch Homeowners Association  
Board of Directors Quarterly Meeting**

Meeting Minutes  
October 25, 2014; 9:00 AM  
Chamber of Commerce, Moody, TX

**Opening**

Board President Stefan Greene opened the meeting at 9:05 AM with the presentation of the donation check to Mr. Chatham from the Moody Texas Teenage League baseball. There was not a quorum of the board so we did not vote on any item, the following is record of the discussions.

**In Attendance**

**Board Members present were:**

*Stefan Greene (President)*  
*Elicia Greene (Secretary)*

**Board Members not present:**

*Elissa Oliver (Vice President)*  
*Truman Herring (Treasurer)*  
*Mary Barr (2<sup>nd</sup> Vice President)*  
*Rick Hines (Declarant)*

**Additional Homeowners present were:**

*Dick Van Dyke*  
*Eugene & Linda Shirley*  
*Gabriel Compean*  
*Richard Spindle*  
*Johnnie Shull*

**Last Meeting Minutes**

Elicia Greene distributed the minutes. They were not approved, since there was not a quorum.

**Financial Report**

Stefan Greene distributed the financial report prepared by the Treasurer. This was not approved since there was not a quorum.

1) Collections/Expenses; Balance

Written financial report from Truman Herring reflected as of September 30, 2014, the beginning balance \$13,540.86. Dues received \$100.00. Expenses of \$1286.34, which included rental for the chamber, web site management, donation to Moody Cotton Harvest Festival and annual HOA officer Insurance. Ending balance of \$12,540.86.

2) Outstanding dues

Report unavailable.

3) Properties missing sold or unidentified

Report unavailable.

**Architectural Control**

1) Current Violations - none known

2) Results of past violations not previously discussed – Stefan Greene did contact the new homeowner on lot 10A, after the last meeting. He has since complied and paid his dues,

3) New Construction plans submitted – Stefan Greene was only aware of plans submitted for an above ground pool, on Shady Oaks, which was approved.

The ACC has 30 days to respond to requests, but attempts to rule on requests within a week. The ACC only acts on written complaints, form can be found of the website.

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**HCRHOA e-mail address & website**

Stefan Greene stated information on oak wilt and the draft meeting minutes were added to the web site following the last meeting.

**Executive Report**

Stefan Greene announced upcoming events –

- 1) The Friends of Mother Neff Park were hosting a Harvest Hayride – November 1, 2014.
- 2) Grand Opening of MNPS – will be in January 2015.
- 3) Discussion of Park Road closure – look for information concerning public meeting concerning the park road closure.
- 4) Sausage Fest – Grove Community Center 5:30-7pm, tonight, October 25, 2014.

**Old Business**

- 1) Stone entryways - Stefan Greene reported he did contact the County Commissioner's office and clarified the placement for the stone marker. He also received one quote for a redesign of the marker for the Legend Oaks entrance on the one property owner that had given permission. In looking back in the meeting minutes, the previous amount allotted for the marker was \$1200. And it was not recorded who had obtained the quote. The new quote was for \$2800. We have the metal work, we are still in need for the stone work. Mr. Shull stated he may have a name of someone for a quote or suggested that we explore a less labor intensive design. There is still interest to pursue this project to completion. - **Open**
- 2) Harvest Festival –Dick Van Dyke stated the festival overall was a little less attended than years past , but the T-shirts were a success, he'd seen them around town and in Waco since the event. - **Closed**.
- 3) Moody Texas Teenage League - Stefan Greene presented Brandon Chatham, from the league with a donation check of \$338.00. This is the amount raised from the HOA dunking booth at the Harvest Festival. Mr. Chatham was appreciative of the community support and stated this donation will be used for maintenance and upkeep of the fields. He invited us to come see the fields. In earlier years, a Moody team was State champion and he hoped community interest would make the program successful once again. Thanks to Johnny Shull, Stefan and Elicia Greene, Mary Barr and family who made this a success.- **Closed**
- 4) Website update –Alma had made updates to the website. The minutes of the last meeting and the information concerning oak wilt were added. -**Closed**

**New Business**

- 1) Meeting announcement process – Stefan Greene commented that the attendance at the HOA was in decline and wanted to discuss the expense of sending the reminder postcards. The date and time on our website are sufficient to meet the public notice requirement. Therefore, we could forgo sending postcards. Individual emails to a group would also be effective, along with posting on the Facebook Group page.
- 2) Facebook Group – Stefan Greene created a closed Facebook page for the HOA group. He sent requests to join for those members that had email addresses on file. He posted the meeting reminder, information about the Harvest Festival and pictures of the event. Please spread the word to have this vehicle to communicate amongst homeowners.
- 3) Altruistic contributions – Question was raised if there was a budget or amount of contributions each year. It will be researched. Previous board members stated that there was

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something about the route for requests was to go through the executive committee, before coming to the board.

- 4) Open floor - Stefan Greene opened the meeting for other new business or announcements. It was announced that October 31, Moody Chamber of Commerce and several local churches were having "Trunk or Treat" on E. Street as an alternative to going door to door for Halloween. Also, on December 13, there would also be a community event on E. Street, events include, Christmas caroling, live nativity, lights etc. The only other comments were complaints of violations. Such as loose dogs and cars that appear to not be running or have not moved in the yard on both Shady Oaks and near the corner of 107 and 236.

**Elections** - Stefan Greene reminded those in attendance that the position of Secretary would be up for election at the end of the year. Be thinking about nominations for the position. There was no further discussion.

**Next Board Meeting**

The next quarterly board meeting was set for January 24, 2015 at 9:00 AM at the Moody Chamber of Commerce.

Meeting minutes prepared by Elicia Greene.