

**Lakecliff on Lake Travis
Property Owners Association
Annual Meeting
March 27, 2010**

Board in Attendance:

Ann Marie Kocher, Mark Sitterle, John Scott, Malcolm Bailey

POA Manager Brian Dees

Budget Item

- 2009, 2010 budget now posted on the Lakecliff website.
- Budget NOT based on dues income from total number of lots but on a lower/"safer" number -- due to strong likelihood (based on current/past history) that we will be unable to collect from 100%.
- \$6,000 in arrears from 2008,
- \$8,000 from 2009.
- \$50,500 in 2010 (more checks coming in at meeting). 101 lots paid, 90 lots voting -- so far!
- Liens against property owners not paying dues should be executed. Reminder that as an association all future transactions must be cleared through us and therefore collection
- Without 90% of lot owners paying dues and budgeted revenue of sales of irrigation water, POA expenses will exceed revenue in 2010. Therefore misc. expenditures will be held until later in the year pending dues collection.
- Question regarding need for gate attendants was raised, and a majority showed support by a show of hands. Many even said they would like to see expanded hours.
- It was clarified that the Association is responsible for maintenance of right of ways and vacant lots to maintain consistency. It was requested that lots not be mowed in spring during wildflower season.

Water Item

- Question regarding seemingly high \$9,000 annual fee paid to Kyle Day for irrigation system water meter reading and billing was resolved -- per Malcolm the arrangement was a deal made by he and The Club in return for The Club allowing the POA to remain on the Clubs irrigation pump and not have to install separate system for now, at an estimated cost of \$50,000. It was also pointed out that Lakecliff irrigation water rates are less than what Lakeside is currently paying, despite the management fee.
- It was also suggested that the POA strengthen CCR's to require homeowners to tap into the Lakecliff system (for a fee of \$2,500) instead of allowing them to use Aqua Texas well-sourced drinking water for irrigation purposes.

Mailbox Kiosk Item

- Plans to complete the kiosk -- including paved access and possibly a metal roof -- will be acted on when funds become available.

Fence Item

- Need resolution on who (golf course or POA) owns which border fences -- there are many areas that need repair. Was decided this item to be discussed in committee.

Election Item

- It was announced that the election for the new Board members were Anne Marie Kocher and Sheryl Scott
- There was discussion about communicating election process and system in the future.

Communications Item

- It was strongly recommended that the board initiate regular communications with the property owner community -- at present there seem to be no board meetings, no minutes, no updates, etc. Minutes of Board and Committee Meetings must be taken and distributed to POA members. Legal opinions, often referenced by Board members, should be shared with all POA members.
- Brian indicated that POA committee volunteer requests and meeting calendars will be forthcoming and that meetings will be planned and take place.
- The status of the project (polo club) next door was inquired about but there is no status or info to report.
- Also the Board stated that it is still working to find a boat ramp/water access for our community

Meeting adjourned.