

Board of Directors

Fort Clark Springs Association, Inc.

Regular Meeting

August 15, 2018



The Board of Directors of Fort Clark Springs Association, Inc., met in regular session on Wednesday, August 15, 2018, in the Board Room, Fort Clark Springs, Kinney County, Texas. The meeting was called to order at 9:31 a.m. by President, Dan Sullivan. The following directors present constituted a quorum: Sullivan, Vice President Bill Herman, Secretary Maria Perkins, Treasurer Debbie Isaacs, and Director John Hope. Also present was Executive Officer Richard Lawrence, CPA Andrew Smullen and Executive Secretary Christina Rodriguez.

SECRETARY'S REPORT: Letters from the Suggestion Box for late June 2018 were read out loud by Maria Perkins. She stated that every letter will be read and answered. The suggestion box represents the members and membership.

TREASURER'S REPORT: Isaacs read the reconciled balances of the bank accounts and bank transfers as of July 31, 2018.

EXECUTIVE OFFICER REPORT: Andrew Smullen reported he has been looking over the payroll system and will be looking into a more efficient way of running payroll. He discussed membership services system covers operations and accounting. Stated we do have issues on aged server and the reliability of a disaster recovery is something we need to be looking at. He has a personal objective to provide to the Board meaningful information for decision making and that means looking at all the issues.

APPROVAL CONSENT AGENDA: Hope moved to approve the Consent Agenda for the July 18, 2018 meeting. Herman seconded the motion. *Motion passed unanimously.*

COMMITTEE AND ORGANIZATION REPORTS:

Airport Committee: Perkins reported that this past month the airport recruited 2 new pilots. One is a powerglider pilot. One of the two plans to build soon. This week the pilots have been mowing.

Architectural Committee: 4th month No Report

Equine Committee: No Report

Golf Committee: Cash Letsinger the new Superintendent for the golf course reported he wants to improve the golf course. One of the first priorities is getting the irrigation system fixed. Changes are in store for the Pro shop to attract people to go out there. Labor Day Tournament is coming up and following is the Happy Cervantes Memorial Tournament in October 2018. He thanked volunteers Mark Larson for donating very expensive battery operated blower. Art Terrazas has donated his time, his equipment and his own gas to help mow the greens. Dick Baker also helped out.

Preservation Committee: Bill discussed two items. He gave an update on The Post Theater building and they will finish up on the 22nd of August. A packet was submitted to all the Board Members in an email.

Recreation Committee: No Report

Recycle Committee: Helena McBride reported that on July 26th a truck went out with 32 huge cartons, 5 bales of plastic, and 1 bale or wax. She expects to get \$0.00 paid. Mixed paper was 16 out of 32 cartons. She hopes to make it up next month. It took 4 people plus the driver. She thanked Bill Herman, Joe Alackness and Leila Robins who is a female certified forklift driver. September 1, 2018 the Recycling Center will be closed for the Memorial Day Holiday. She has to meet with the school August 29th @ about coordinating their recycling.

RV Park Ad Hoc Committee: This committee is to review and recommend RV management policies. They will meet twice this month for a total of 3 times. This committee will wrap it up and have the report done by the next Board Meeting.

Renter Ad Hoc Committee: Chuck Fields dropped off final report. The renters committee is done and everyone has a copy of that final report.

Rules & Regulations Ad Hoc Committee: Helena McBride stated they are officially completed and will give it to the Board by next week. She thanked Katie Brown for her help in downloading it, separating the lines and printing it in larger print.

COMMUNITY COUNCIL REPORT: July movie Jumanji was successful with 60 plus people attending. There were no non-members who weren't member guests. August 25th "Wonder" will be showing, September 1st "Spiderman Homecoming" will be showing. The movies for September 22nd, October 20th, November 10th are to be announced. In October they will move the movies back into the Post Theater. A full sponsorship for an outdoor movie is \$205.00 and \$110.00 for an indoor movie. They have to purchase the DVD and if anyone wants to purchase it and lend it to the community council that would also be helpful. Community Council needs help with the concession stand, they need volunteers. Next meeting is scheduled for Saturday September 8th in the Board Room at 10:00 a.m. Sullivan advised members may contact any Board member through the HQ Dispatch. In their email they can specify which Board Member they want to contact.

Member Comments on Action Items: Travis Houston a teacher at Bracket ISD lives on Colony Row was recommended by Catherine Neelander to submit himself and local students for the bid of the contract for the new computer server. He stated the current bid was upward at \$20,000.00 and it sounded ridiculous to him. He stated they could do it for a fraction cost.

Consider approval of purchase and installation of air conditioning at Gatehouse and Pro Shop at a cost of up to \$7000.00 pending the bid process; *Off the table, other arrangements were made, not necessary.*

Consider adoption of Policy re: Consent to Take Board Action by Electronic, Telephonic and Other Methods; *Mr. Sullivan withdrew the motion based on Perkins opposition. Approval had to be unanimous.*

Consider adoption of Policy for Use and Rental of Common Properties; Perkins moved to approve, Herman seconded the motion. There will be procedural additions by the front office staff that will need to be approved by the Board of Directors. *Motion passed with 3 affirmative and 2 against.*

Consider approval of variance for building permit; Hope moved to approve, Herman seconded the motion. *Motion passed unanimously.*

Consider approval of Direct TV contract for motel and common area TV services; Perkins moved to approve, Herman seconded the motion. *Motion passed unanimously.*

Consider approval of contract for landscaping; Herman moved to approve, Perkins seconded the motion. *Motion passed unanimously.*

Consider approval of contract for new computer server; Perkins moved to approve, Herman seconded the motion. *Motion passed 3 affirmative and 2 against.*

Consider approval of assessment adjustment according to CPI report; Hope moved to approve, Herman seconded the motion. *Motion passed 3 affirmative and 2 against.*

OLD/UNFINISHED BUSINESS:

- Report on Actions Taken by E-Mail
- Update on Assessment Increase
- Discussion: Technology Committee.
- Report on Renter's Workshop

NEW BUSINESS:

Schedule a "Town Hall Meeting" for Thursday September 6, 2018 at 6:00 p.m. in the Board Room:

Sullivan stated he would like to clarify misinformation. He will not speak for the Board, but will only give facts. The meeting will be a town hall structure and not all Board Members have to go. Meeting was scheduled for Tuesday October 9, 2018 @ 6:00 p.m. in the Board Room – unanimous agreement.

Assign each BOD member the task of nominating one volunteer to serve on FCSA Election Committee:
Board Members are calling and asking members to volunteer and serve.

Hear Executive Officer's budget development update: Have begun a budget development process. Will present it the 1st week in September. Will call a workshop and consider adoption at the September meeting.

RECESS to Executive Session: Contracts, Personnel Issues, Member Issues.

TIME: 11:50 p.m.

RETURN TO OPEN SESSION - Oral summary of discussion held

TIME: 2:15 p.m.

Perkins moved to accept the insurance proposal from Warren Blush, Isaacs seconded the motion. *Motion passed unanimously.* Perkins moved to pass and enforce the assessment of \$200.00 on the member who confronted several staff with abusive language and threats, Hope seconded the motion. *Motion passed unanimously.*

CONFIRMATION OF NEXT REGULAR BOARD MEETING, TIME AND DATE: The next regular board meeting will be held on September 19, 2018, at 9:30 a.m. in the Board Room.

WITH NO FURTHER BUSINESS, THE MEETING WAS ADJOURNED AT 2:22 p.m.

Maria Perkins, Secretary