

Board of Directors

Fort Clark Springs Association, Inc.

Regular Meeting

May 16, 2015



The Board of Directors of Fort Clark Springs Association, Inc. met in regular session on Saturday, May 16, 2015 in the Board Room, Fort Clark Springs, Kinney County, Texas. The meeting was called to order at 9:00 a.m. by President, Myrna Cassel. Roll call established a quorum with the following directors present: B.E. Sweet – Vice President, Bill Herman – Secretary, Sandra Hagen – Treasurer and Ann Barron – Director. Also present were John Hodge – Executive Director and Monique Jensen – Executive Assistant.

ANNOUNCEMENTS/CORRESPONDENCE: Cassel announced the recordings of the Board meetings will be loaded to the website starting with current meetings going backwards to get them all back on the website. Monique Jensen announced to the membership that Brackett High School's Prom is scheduled for the evening at the Post Theater, and a portion of the road in front of the Post Theater will be closed for photo opportunity with a classic car.

Presentation--Community Council to Historical Building Preservation Committee: Helena McBride recognized committee members that helped to make Fort Clark Days 2015 successful. Total profit made was \$12,408.61 with \$5,345.17 being presented to the Historical Building Preservation Committee Chair Garland Young. McBride announced they are looking for a new chair for next year's committee for Fort Clark Days 2016.

APPROVAL OF MINUTES: Herman moved to approve the minutes from April 18, 2015 meeting. Sweet seconded the motion. Ann Barron stated William Haenn brought to her attention the inaccuracy of the minutes that at the end of the Declarations Compliance Committee he would address the Board with the question "Are there any questions regarding the report?" Sandra Hagen stated that if it was said it needs to be noted in the minutes. Cassel stated that it would be noted in the May Board meeting minutes. Motion carried unanimously.

Treasurer's Report: Hagen read aloud the bank balances as of May 13, 2015. She continued and explained why there are transfers of money. Each month, money is transferred for the payment of monthly bills and expenses and also for payroll. She read aloud the estimated and actual bank transfers for May 2015.

Approval Transfer of Funds: Hagen moved to approve the transfer of funds expected for May 2015. Barron seconded the motion. The motion passed unanimously.

DAILY OPERATIONS REPORT:

John Hodge discussed the P&L statement he presented (copies were available on the table) so that it would simplify and break out areas to get a better look at. He pointed out areas that showed profit and also explained plans to increase profit for a few areas such as a Groupon for the Golf Course, and Resort Fee for Recreation. He discussed the profit for the Restaurant was due to new hours, and a Mother's Day Buffet. He asked going forward for patience from the membership as they continue to learn and grow to make the restaurant more profitable.

Hodge continued his report by explaining his views on membership rights. He expressed that member's guests should not have to pay to use our facilities such as playing bridge at the Adult Center or playing Softball. He reminded the membership that members are responsible for their guests. He understands there will be growing pains and invites members to come to him and discuss issues with him. He is committed to protecting member's rights.

On the horizon, Hodge has been in contact with an Assistant Manager of the Walmart in Uvalde to discuss how to work together to get the tennis courts and basketball courts resurfaced. He has also contacted the Border Patrol to see if they will sponsor fixing/improving the softball field in exchange for the Fort to sponsoring the Border Bash. He is also communicating with Union Pacific to invite them to sponsor and participate in improvements on the Fort such as a playground at the walking track or possibly improving the Amphitheater. Plans are being made to fix the pool tables at the Adult Center and bring them downstairs.

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Other things to note in social media Fort Clark Springs has 400+ friends, Groupon is live, a wireless company has come to town looking to expand in this area with possibility to get free wifi for the teen center, adult center and administration building. Also, Hodge attended the Birding conference recently and was blown away at the opportunity that Fort Clark has to offer in marketing to Birders. The Duck Inn will be opened this summer after having the electrical fixed. The swim park is scheduled to open for Memorial Day weekend.

Corporate reach out will continue moving forward to bring in events. The process to install the baler is going forward. Haenn has forwarded information of flag etiquette so that going forward the flags will be taken down during inclement weather and strong winds and also in the evening every night to help our flags last, save the Fort money, and show respect. The Historical Society and Hodge have been working together on a map for Fort Clark and Kinney County which is almost complete. Also, Hodge introduced a new meeting called 'Java with John' that will take place Monday morning at 10am in the Board room for open discussion after the monthly Board meeting. The first 'Java with John' will be May 18th at 10am in the Board room.

COMMITTEE AND ORGANIZATION REPORTS: The following committees presented oral reports to the board: Architectural, Golf, Preservation, Community Council and Recycling.

Architectural Committee: Eleven permits submitted and 10 approved with one tabled for lack of information. A letter sent for building without a permit. It was stated that it's important for applicants to attend meetings for when questions arise.

Golf Committee: Discussion of a letter from Benchcraft in regards to new ball washers, scorecards, etc. where all will be done for free. The Committee will set up a meeting to discuss this opportunity. Golf course is looking good. Memorial Day 3 man scramble will be a fundraiser; wear red, white, and blue and receive a ticket for cash drawing. June 18th the golf course will be sprayed with weed killer on the fairways. Working on future tournaments for 4th of July and Labor Day. Committee is tracking who is golfing on our course from members to military to surrounding areas.

Preservation Committee: Fire station windows are currently being worked on. Contractor says there is more detail than anticipated. Contract for the front of Seminole Hall will hopefully be awarded at the next meeting. Next projects are painting the Adult Center same color as Post Theater, the Commissary Building, and the windows on the back of Seminole Hall.

Community Council: Met in May and additional funding for the electrical work for the baler was discussed.

Recycling Committee: A letter of commendation was received from CTRSA for being one of the cleanest, best run recycle center in all of Texas (for 6 years). Last year's total of tons recycled was 5800 tons for all of Texas. Currently there are 15-18 gaylords ready to go. Allison Watkinson has asked permission for 5th graders to tour the recycling center. Next electronic recycling will be this fall. There is a possibility of a small battery pick up.

RV Committee: Bible study and Stitch still continue through the summer. RV Park is looking good. Numbers for the RV park are down, but historically this is normal.

Recreation Committee: No Report.

Airport Advisory Committee: Mowing season continues with all the rain. Anyone interested in a 'Nickel' tour can contact anyone on the Advisory Committee. Did the Board review the summary that was submitted? Can a copy of the summary or abbreviated version be put on the website? The committee would suggest to have signs put up to designate the airport and they are willing to help with cost. They are also wanting signs for inside the boundaries of the airport to advise of dangers, etc. especially when they are escorting people around. Also discussed was developing an area for golf carts as an observation area inside the boundaries but fenced off from the runway.

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Declarations Compliance Committee: The committee will deliver its final report to the Board of Directors. Throughout the 13 weeks the committee met accurate minutes were kept and the Board was well informed of the progress of the committee. Since the report was submitted there are 3-4 housekeeping changes that need to be made and an updated version will be submitted. The report was produced at the committee member's expense. The report was read aloud. The Committee informs the Board of Directors to make a motion to receive the report. Hagen moved for the Board to receive the report for review. Herman seconded the motion. Motion passed unanimously.

Unfinished Business: Gravel for RV Park

Barron moved to accept the bid from T.W. Equipment as submitted to work on 5 stalls in the back of the RV park. Hagen seconded the motion. The motion passed unanimously. Discussion held determined the differences between the bids. T.W. Equipment bid is for a 5 stalls that would start the process to see how it will work out. If this process works then in the future would allow for the remaining stalls to be done. The process also calls for a limestone base mixed with caliche. The drainage ditch that exists is also a concern and will be addressed by maintenance using T.W.'s equipment to clear it out. The other 2 bids were for the entire job and were significantly higher in price because they are from out of town and is not cost effective to do only a portion.

The meeting recessed for 15 minutes to allow time for Rio Grande Electric to set up for their presentation.

Presentation: Rio Grande Electric - Unit 3 Underground Electrical Distribution Improvement System.

A representative from Rio Grande Electric presented issues, results of the issues and the solution for the electricity in Unit 3. He presented the plans to re-route, replace and upgrade current electrical lines and transformers. Work will begin mid June 2015.

Consideration/Approval: Resolution for Title Change – John and Monique

Sweet moved to change the title of Director of Operations to Executive Director and Monique Jensen's title to be Executive Secretary. Barron seconded the motion. The motion passed unanimously. Discussion revealed the title change would bring more clout to the position. Hagen moved to change Monique Jensen's job title from Office Manager/Human Resources to Executive Secretary. Herman seconded the motion. The motion passed unanimously.

Consideration/Approval: Billboards

Hagen moved to approve the cost of Billboards of 863.56 to order and replace the existing billboards.. Barron seconded the motion. The motion passed unanimously. Discussion showed that approximately 3000 people pass daily on Highway 90. New billboards will include the website address. Examples of the artwork will be available at the administration building for those wishing to give input. The billboards that will be done are the two existing on the Fort and then the two that are just beyond that. Herman moved to allow the contract of \$350 month with SignAd for the billboard located on Highway 90 coming west from Uvalde. Hagen seconded the motion. Motion passed unanimously.

Consideration/Approval: Dickman Hall Budget

Herman moved to allow John Hodge to fundraise \$40,000 to open the bar at Dickman Hall. Hagen seconded the motion. Herman then amended his motion to allow the fundraising but added all proceeds of the bar be restricted to Dickman Hall for renovation. The motion passed unanimously. Hodge explained that the TABC Liquor license still exists but is suspended. He is asking for permission to fundraise and open the bar because it is part a strategic plan for the future of Fort Clark and added that the fundraising will be for private donations that based on how much is donated a tile will be placed with the donor's name. He has been working at a bar in Del Rio to learn the ins & outs of working a bar. He recommends restricting proceeds from the bar for improvements for Dickman Hall.

Consideration/Approval: 4th of July Celebration

Herman moved to allow the 4th of July Celebration to be an annual event coordinated with Fort Clark Springs Association/Brackettville. Barron seconded the motion. The motion passed unanimously. Cassel expressed that FCSA is in favor of this event and suggests that it be a committee to report to the Board

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instead of asking permission every year. This year's events will include the use of the Butcher Block for a movie night on Friday, July 3. Saturday, July 4 will be the parade and festival booths with fireworks donated for the evening with a possible dance once fireworks are done.

Consideration/Appointment: Architectural Committee Members

Barron moved to approve the appointment of Ramon Rodriguez, Chuck Taravella, and Dave Crow to serve on the Architectural Committee. Hagen seconded the motion. Motion carried unanimously.

Discussion/Approval: Nepotism Resolution

Discussion revealed that nepotism policy is no longer legal due to the 209 HOA Property laws. Therefore there can be no restrictions and a nepotism resolution is no longer needed.

Discussion/Possible Action: Resolution of Opposition to HB1402/SB552 (Coates MUD)

Barron moved to rescind the Resolution of Opposition to HB1402/SB552 because it is in violation of the Certificate of Incorporation of Fort Clark Springs Association, Inc. Sweet seconded the motion. Barron addressed the membership and Board that after the resolution was passed in good faith, and since has been brought to her attention that it was against the Certificate of Incorporation in article 5. Motion did not pass with 2 members in favor and 3 against. Barron requests for the minutes to reflect her dissent of the motion based on the illegality of the resolution of opposition. Sweet requested the same.

15-MINUTE MEMBER DISCUSSION TOPICS:

Allison Watkinson: Commends the Declarations Compliance Committee they did an excellent job and have done their due diligence; As a member-at-large for Community Council continues to ask for donations to be made to get closer to installing the baler. William Haenn: On this date in 1675 by the ringing of a little bell the 1st mass on Texas soil happened at Las Moras Spring – we need to take advantage of that significance; Requests for his Annual Report that was due to be sent out on April 10th; States that the Board of Directors is defiant and ignorant of Texas Law. Friends of Fort Clark Historic District: Asks the Board regarding the accusation that the FFCHD assumes control of the Fort—what are you talking about? Cassel offered an apology to Haenn who accepted. Fundraising for the 175th Anniversary of the battle at the spring event has begun with donations totaling nearly \$1000 in four days. Dan Sullivan: Loss for words. Mary Partlow: absent.

RECESS OPEN MEETING TO GO INTO EXECUTIVE SESSION: TIME: 12:52 PM

RETURN TO OPEN SESSION – Oral Summary of discussion held: TIME: 2:02 PM

Cassel reported issues discussed for a new contract to re-design the website for fortclark.com. Other discussion in regards to contracts was the violation of an existing contract and the expiration of our energy contract.

CONFIRMATION OF NEXT REGULAR BOARD MEETING, TIME AND DATE: The next regular board meeting will be held on June 20, 2015 at 9:00 a.m. in the Board Room.

WITH NO FURTHER BUSINESS, THE MEETING WAS ADJOURNED AT 2:04 PM.

Myrna Cassel, President

Bill Herman, Secretary

Minutes submitted by: Monique Jensen