

Draft Minutes of the Diamond Ridge POA Annual Meeting
on June 25, 2011
Double Diamond clubhouse Facility, 2nd floor, The View

Meeting called to order by President of the Board, King Bravo, 12:25 p.m.

He announced that the necessary Quorum of 20% of the membership had been met, and the meeting was official.

He also announced that the official mailing had been made and that the Official Notice had been published, in THE BOERNE STAR on Friday, June 10 and Tuesday, June 14th, as required by the By-Laws.

The Chair then Introduced the members of the Board of Directors present with only Ed Sisam being absent.

The audience was thanked for their attendance and the Chair praised the Board for it's work over the past year.

The Chair then introduced Fire Chief, Doug Merkel, of the Boerne Fire Department. The Chief addressed a number of issues, principal among them was the issue of range and grass fires which are ever present during this time of drought. The chief addressed several topics related to advances in notification about fires, i.e., 15 minutes is the expected normal response time to Diamond Ridge, the Department would make use of our individual water tank water only in dire/unusual circumstances related to the individual's own home. Keep grass cut short. Thin out cedar and keep lower hanging limbs trimmed up 4-5 feet above ground level. Chief Merkel also told us about a reverse 911 system being developed to notify homeowners of potential fires. He thanked those present for allowing them to come and answered a few questions from the group.

The President then gave brief report about lots and home sales being good with one home and two lots having been sold just in the last two weeks. He further talked about the continuing effort to assure residents of the safety issues.

He told those present that window stickers carrying the DR emblem were available to any owner/resident who would volunteer to be displayed on upper left of both the windshield and rear window. The intent is to help identify owner/residents as a bother means of re-enforcing safety.

He then told of minor vandalism and evidence of other inappropriate activity in the restrooms at the Lake Park. The Sheriff has been notified and asked to provide a constable "drive thru" a bit more often in the evenings.

He also reminded those present about continued diligence related to gate access surveillance and attempting to slow down contractor associated speeding.

King then called upon Treasurer, Doug Hodo, for his report. The treasurer reported that we

continue to grow our reserves looking toward that day when we will either have to reseal coat our roads or repave certain, select areas. The question was poised as to that cost of the latter, the paving, and the off the cuff response was \$1.5-2million. That figure may be high or low, but a closer estimate will be solicited from professionals in the business of sealing/paving of roads.

King then called on Robert Hurley for his report relative to the reworking of the committee structure for the POA.

Robert voiced a vote of thanks to King and to Doug for their immense and diligent work over the years to make the DRPOA a working entity of excellence.

Robert also thanked Lance Grether for his work in creating and maintaining the current website over the past few years, and thanked Sadie Hodo, retiring Chairperson of the Social Committee for her service since the inception of the committee.

Robert then outlined the essence of the restructuring of the committees of the Board and asked for volunteers to man this new structure. (Several people did in fact volunteer to be involved after the meeting was over.)

Jack Speedy then gave a brief report related to Compliance with ACC rules and regulations and CCR's related to construction and maintenance of DR. He also mentioned the continuing need to observe contractors on site as to following DRPOA CCR's and rules and regulations.

Jennifer Hodo, Chairperson of the Controlled Access Committee gave a brief over view of how the change over in gate codes and confirmation of "clicker numbers" had gone rather well.

At this point, King Bravo invited a motion to nominate Tom Eyres and Doug Hodo for another 3 year term on DRPOA Board. Motion was moved by Jack Speedy, seconded by Robert Hurley and the vote was unanimous to affirm the terms.

There being no other business to come before the body, a motion to adjourn was accepted and seconded with unanimous consent by those present.