

Sky Harbour Homeowners' Association
2707 Galaxy Street, Granbury, Texas 76049
September 17th, 2022, Annual Meeting Minutes

Call to Order- Price Ross called the meeting to order at 2:00PM

Board Members present: Price Ross, Keith McGuire, Tiffany Sprong, Lisa Waterbury, Nathaniel Sonntag, Rowdy Brown, Debbie McGowen.

Board Members absent: Tiffany Williams, Deborah Edmunds.

Kathy McLemore opened the meeting with a prayer.

Establish Quorum- Quorum established with 7 board members present. Price Ross announced how this year the HOA (Sky Harbour Homeowners Association) is celebrating 50 years!

Approval of Minutes- Nathaniel Sonntag read the minutes from Annual Meeting of 2021, after Nathaniel read the minutes, Keith McGuire made a motion to accept the minutes, Lisa Waterbury seconded the motion. Motion carried.

Sec/Treas. Report- Nathaniel Sonntag went over the yearly income: YTD \$78,765.33 Income, minus the cost of goods sold, is \$77,772.90. Total expenses \$88,820.29.

Compliance Report- nothing to report due to compliance officer being out of town.

Maintenance Report- Tiffany Sprong talked about how the Special Assessment did not pass, however Rowdy Brown did a lot of the work needed himself. Tiffany Sprong then talked about the roof repairs. The HOA BOD did end up picking DT Roofing for \$22,730.50. This includes removing the existing metal roof, replacing any rotten boards underneath, and putting new underlayment and place back the existing metal onto the rooftop. DT Roofing will also install gutters on the pool side of the clubhouse. Taylor Brown asked if our insurance would help pay for any of the roof repairs? The short answer is no, the roof repairs are due to improper installation the first time. Keith McGuire made a motion to accept the bid from DT Roofing, Nathaniel seconded the motion. After MUCH discussion about the roof repairs, including the homeowners in attendance, 33 people voted YES, 6 people voted NO. Motion carried.

Architectural Report- 2 permits have been turned in since the last board meeting.

Recreational Report- Debbie McGowen talked about how we had a good turn out this past year, Debbie went on to say that the HOA hosted an event every month.

Old Business- no old business.

New Business- Election of new Board Members.

Anne Riddle – 70 votes

Lorell Staats – 68 votes

Price Ross – 73 Votes

Results of changes to By-Laws- 107 total votes. 62 votes for, 45 votes against, By-Law change did not pass, dues stay at \$174 annually for all Class A members.

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Proposed Budget October 2022- September 2023- after much discussion about the new budget, Keith McGuire made a motion to approve the budget as written, Tiffany Sprong seconded the motion. Including all homeowners in attendance, 28 people voted for, 1 voted against, and 1 abstained.

Fee for Clean-up (curbside pickup)- After much discussion, Emma-Gail Parson made a motion to charge \$10 for curbside pickup at the next and future community clean-ups. Tiffany Sprong seconded the motion. After much discussion, including all homeowners in attendance, 23 people voted for, 5 voted against, motion carried.

Discussion-Boat Ramp/Boat Dock- after much discussion from the people in attendance of the annual meeting, Linda Bell donated \$100 towards the repair/replacement of the boat dock.

Fundraising (ways to make money)- Duane Parsons suggested we have people in the community that are musically talented, play music and sell tickets to raise money. It was also suggested the HOA host a craft fair, car wash, bake sale, cake walk, bingo night, game night, Superbowl party.

Open Floor- Lisa Waterbury had an answer to a question asked previously about Republic Trash Services, you may pay multiple months ahead of time but only if you have a balance on your account.

A Homeowner had a question about abandoned dwellings- many transactions aspired but all have backed out in the end.

Duane Parsons wanted to thank the current Board of Directors for their hard work and dedication. Duane also wanted to thank any volunteers that have helped this past year.

Adjourn- Tiffany Sprong made a motion to adjourn the meeting, Richard Allen seconded, motion carried, board meeting adjourned at 4:36PM.