

2/20/20 Polly Ranch Homeowners Association (PRHOA) quarterly meeting, 7pm  
attendees: 20 households represented, quorum satisfied

Jim called the meeting to order at 7pm

- Current treasurer (Laura Sarafin) has resigned due to other commitments, Drew Broussard (retired corporate CPA) has agreed to take over her position
  - Many thanks to Laura for her service over the past 2 years
  - Formal vote for Drew to be elected to the Board (motion Avril Forster, second Rusty Burkett), approved by unanimous voice vote

Old business

- Discussion of prior meeting minutes
- Park (Avril)
  - Met last week, had some new folks attend
  - Have had wet spots along pathways, city came out, found pinhole leak in water line, fixed it, will monitor remaining spots to see if they dry out
  - Gravel add has been delayed, still on hold for a little while pending resolution of wet spots
  - Replaced park signage
  - Scheduled park cleanup for Apr 4, week before Spring Sparkle (Easter weekend)
    - Could haul big stuff over to Centennial Park
  - Still trying to get landscaping bids for redoing subdivision front entry
    - Weeded and mulched flowerbeds as interim stopgap
  - Water pipe proposed to be buried (moved over slightly), city looking at \$3M bond to pay for it – recommend residents attend city hall meetings (dump trucks would need to come in and out)
    - More secure in case of another flood with debris, could take out an above-ground pipe (would be nasty if sewer pipe failed)
    - Bond to go on May election?
    - Have had questions whether we would get compensated for the pipe taking more land from our park – no info on that yet
  - Drainage project – Mar 4 at high school, public meeting for dredging of Clear Creek
    - 3 other meetings in other Galveston County locations
  - Lot to right of park has big earth mound on it (unpermitted dumptruck loads, 10+ yrs & 2 owners ago) – should we get mound reversed? It's turning the park wooded area into a swamp (not draining properly).
    - City worker suggested putting in a ditch
    - Avril to call city to find out options
  - Playground equipment is lacking – repair/update/upgrade?
    - Have some prelim cost estimates: \$1K for new swing set
    - Boy Scout project possibilities? Have had some scout projects in the past. Scouts typically get many more requests than they can perform.
    - Handicap swing? We have some handicapped kids in the neighborhood, would be good to be accessible.
    - Erich Jaschek volunteered to provide sweat equity for repairing swing set pipes – Jeff Miller has pipe that can be used as replacement
    - Adult swing? (bigger base) requested
    - Need to clean out sand, make it nice again
- Airstrip (Gaylon)

- Concrete patched
- Replaced wind socks
- All lights working
- Still need to have a crack party (seal them up)
- Treasurer (Drew)
  - Got the checkbooks and files on Sunday, still coming up to speed
  - Appreciate the prior treasurer systems to handle maintenance fees, like it, looking to automate as much as possible
  - Handout: income/expense report
    - Big income items: maintenance fees, transfer fees, pilot fees, interest
    - Big expense items: groundskeeping, insurance, park, improvements (notional work to front entry)
    - If everything happens as budgeted, would use ~\$4K of reserves this year (last year we underspent income by ~\$2K)
    - Plan to use same format each quarter, update next columns each time, compare budget to cost
- Architecture Committee
  - Approved request to install culvert along drainage ditch of runway for Rusty Burkett's property
  - Last lot on Airline (H2) owned by Sean Mickler, wanting to sell it – realtor interpreting deed restrictions as allowing a horse, contacted PRHOA to verify
    - 2004 Airline owner says a horse is allowed at her property per the deed restrictions
      - Horse lots are explicitly listed in deed restrictions – H2 was originally a reserve lot and is not listed as a horse lot
    - Jim to inform realtor

New business:

- Anything in deed restrictions about how long storage containers can stay on property, or flooded out cars?
  - Max 18 months after natural disaster for storage container in front of house line, no PRHOA limit on vehicles (city ordinance – if not licensed, have 30 days to remedy)
  - Letter has gone out informing owner of noncompliance – 2101 Pine
    - Further options? Legal system (expensive)
  - Should we call and complain to the city?
    - Recommend folks call City Hall community development: 281-996-3201 permit/zoning/code enforcement about the cars
- FEMA lot buyout? 703 Oak rumored to have been contacted by FEMA.
  - Heard any more about townhomes? No, all about the money.

Motion to adjourn (Dave Forster), second (Jim Garrett) – adjourn 7:51pm