

UNIVERSITY HILLS ASSOCIATION OF HOMEOWNERS
REGULAR MONTHLY BOARD OF DIRECTORS MEETING MINUTES
March 1, 2022

The monthly meeting of the University Hills Association of Homeowners Board of Directors was called to order at 11:30 AM by Tom Hopwood, President, on Tuesday, March 1, 2022. The venue is the Board Room in the Las Colinas Association's Corporate Office located at # 3838 Teleport Blvd. in Irving, TX. Also, a Zoom videoconferencing platform was arranged to permit Board Members not physically present to participate in the meeting.

A quorum of 11 directors included; Anna Walther, Rick Lindsey, Kathrine Pennington, Jim Wells, Nell Anne Hunt, Ottis Lewis, Nicholette Mason, Charles Schmidt, Michael Basoco, and John DeMarco.

Minutes of the February 2022 BOD Meeting

Minutes of the February monthly Board of Directors meeting were distributed by John DeMarco via an email dated February 21, 2022. The minutes were accepted as presented.

Treasurer's Report

The Treasurer's Report for the 4-month period ending February 28, 2022, was distributed by Jim Wells via an email of the same date. A list of responses to potential questions accompanied his report. There were no comments and the report was filed for the fiscal year's financial review.

In the comments appended to the Treasurer's Report and in an email dated February 3, 2022, Jim Wells noted that he was able to modify the fee arrangement with PayPal so as to properly reflect UHAOH's status as a 501 c (3) non-profit entity.

2022 Membership Campaign

Anna Walther, Committee Chair, reported results for the 2022 Membership Drive as of March 1, 2022. Two hundred eighty-nine residents have paid their dues and \$23,850 has been collected. Both measures exceed the levels attained for full year 2021. All were in agreement that Anna had performed a great service to UHAOH with her efforts as Chair of the Membership Committee.

In a separate email sent on March 1, 2022, Anna Walther requested the assistance of board members through their review of the list attached to her email and making personal contact with residents on the list they know. These residents had not as yet paid membership dues for 2022 despite mailed letters and postal cards, emails sent, and telephone messages left for them.

Star Gazing: Saturday, March 12, 2022, 6:30 PM

Nell Anne Hunt, event Chair, confirmed the arrangements for Star Gazing which will be held in the Faculty Lounge at the Gorman Lecture Center on the campus of the University of Dallas. Dr. Richard Olenick will conduct the program. Pizza, water, and home-made cookies will be provided to attendees prior to the start of the program. Nell Anne asked for assistance with several aspects of the event. Nicholette Mason volunteered to make use of the **SignUpGenius** program to seek other volunteers and to assign roles. The offer was accepted.

Adult Social Mixer: Thursday, September 15, 2022

Tom Hopwood reported that Sherri LeVan and her committee have made arrangements for the Adult Social Mixer event which will be held at the home of Andi Frisbee (# 4014 Wingren Drive). Leber and Nancy Beall will provide their wines for tasting as they have done for other Social Mixers we've held over the past several years. More details will be forthcoming. The budget for this event is \$2,200.

Spring Fling: Saturday, May 7, 2022 at Wingren Park

Rick Lindsey (VP Activities) reviewed the latest developments in his negotiations with vendors. With these arrangements Rick is confident we will be able to put on a Spring Fling event at Wingren Park which will include almost all the features of prior years; Big Tent, Choo-Choo train, Bounce Houses, the Texas Blues Machine, etc., etc., along with pizza and a variety of liquid refreshments. Estimated cost for this Go Big version of Spring Fling is \$6,500. Rick also noted this exceeds the amount allocated to this event in the approved budget.

Discussion ensued. Concerns were expressed about abandoning our principle of a balanced budget, about other worthy endeavors which UHAOH might pursue, and about the lack of a big event for the children of UHAOH should we not go forward. It was also noted that a Spring Fling of reduced scope as was done last year is not feasible. The refurbishments needed at Flag Pole Hill will not be in effect until later in the calendar.

Consideration was given as well to the success of this year's Membership Campaign. This has given us the latitude for an increase in expenditures should they be deemed worthwhile.

With all the voices having spoken, Rick moved that the budget for this year's Spring Fling event be increased from \$5,000 to no more than \$6,500. Nell Anne Hunt seconded the motion and it was carried.

Deck the Hills Lighting Displays

Reference discussions at the January monthly meeting, Ottis Lewis, event Chair, advised that our Electrician, Steve Maddox, has commenced his review of the condition of our light displays, some of which are decades old. The purpose of this review is to pinpoint existing light displays that can be repaired at reasonable cost and those that need to be replaced. Ottis remarked that with each passing year, it becomes more difficult to sustain operations over the 6-7 week period of DTH because ad hoc repairs are not always workable.

Ottis could not provide an estimate of the cost of this Light Display Rehabilitation project just now. However, he noted that these light displays are a capital expenditure hence, for budgeting purposes, must be considered as applying over their life span.

Home Holiday Lighting Contest

Tom Hopwood added to his comments made at the last meeting about enhancing the scope of the annual UHOAH Home Holiday Lighting Contest. Tom plans to host a meeting of interested parties in April to discuss these ideas and perhaps form a committee to implement any recommendations.

Nominations Committee Report

Anna Walther (Committee Chair) advised that there are no new developments to report. However, with her duties as Membership Committee Chair now waning, she expects to free up some time for her and the Nominations Committee.

In an email to board members sent earlier today, Anna Walther provided a list of residents (names, addresses, telephone numbers, and email addresses) who have volunteered their services to UHAOH for events, activities, and programs. Anna recommended all Event and Committee Chairs avail of this resource.

University Hills Resident Directory 2022-2023

Anna Walther asked Michael Basoco (Directory Committee Chair) if it would be OK if the resident data file were to be transferred to him on Saturday, March 5. Michael affirmed that would not be a problem. Michael also remarked that the other aspects of the Directory are proceeding in good order hence a publication date of April 15 looks to be achievable.

Real Estate Report

In an email dated February 26, 2022, Nell Anne Hunt distributed two Real Estate Reports dated February 24, 2022; one for University Hills and the other for Alto Vista. No homes were listed for sale in either area. Nell Anne also noted that the average Sales Price per square foot of living area over the past six months; \$173 for homes sold in University Hills and \$168 for homes sold in Alto Vista.

Yard of the Month: March

Joyce Guedalia, Chair of the Property Appearance Committee, reported that the Yard of the Month for March was awarded to: # 124 Alto Vista (Bobby Nguyen).

Dredging Schedule for the Rochelle Ponds

With reference to the query at the last meeting about DCURD's plans for dredging the ponds along Rochelle Boulevard, Tom Hopwood spoke with Steve Wilkins, Las Colinas Association Common Areas Department staff. Presently, only a pond located near the intersection of O'Connor and Carpenter Freeway is on the schedule for dredging.

New Business: # 509 Guadalajara Circle

In an email to board members dated February 4, 2022, Jim Wells asked if there was a role for UHAOH to play in moving forward the "stalled construction project" at 509 Guadalajara Circle. It's been two years of stalemate between the property owner versus the City of Irving and/or the Las Colinas Association. This project has become an eyesore and neighbors are complaining but without success.

Jim Wells provided an update on the situation. The City of Irving has "given up" and the Las Colinas Association has filed a suit. In turn the property owner has counter-sued. Jim sent along a link to the court case in an email dated March 1, 2022. This will provide details of the case to interested readers.

With there being no further business to conduct, Rick Lindsey moved to close the meeting. Nell Anne Hunt seconded and the motion carried. The president then adjourned the meeting. The time was 1:02 PM.

The next regular meeting of the UHAOH Board of Directors occurs on April 5, 2022, at the same time (11:30 AM) and the same place (Board Room in the LCA Corporate Office at #3838 Teleport Blvd., Irving, TX).

John DeMarco

Secretary

03/01/2022

Approved X or As Corrected on