

UNIVERSITY HILLS ASSOCIATION OF HOMEOWNERS
REGULAR MONTHLY BOARD OF DIRECTORS MEETING MINUTES
February 6, 2024

The monthly meeting of the University Hills Association of Homeowners Board of Directors was called to order at 11:32 AM by the President, Tom Hopwood, on Tuesday, February 6, 2024. Venue is the Board Room in the Las Colinas Association's Head Office located at 3838 Teleport Blvd. in Irving, Tex. A Zoom video-conferencing platform was arranged to allow Board Members to participate in the meeting while not being situated at the meeting site.

A quorum of nine directors was present: Jim Wells, Karen Martin, Rick Lindsey, Lisa Groehler, Michael Basoco, Nell Anne Hunt, Ottis Lewis, Tom Hopwood, and John DeMarco.

Minutes of the December 2023 Board Meeting

The minutes of the December monthly Board of Directors meeting were distributed by John DeMarco attached to an email dated January 24, 2024. The minutes were accepted as presented.

Treasurer's Reports: December 31, 2023 and January 31, 2024

The Treasurer's Reports for the periods ending December 31, 2023 and January 31, 2024 were distributed by Jim Wells, Treasurer, via emails dated January 1, 2024 and February 1, 2024, respectively. A list of responses to potential questions accompanied each of the Treasurer's Reports. There were no comments and the reports were filed for the fiscal year's financial review.

Minutes of the Annual General Meeting: Tuesday, November 14, 2023

The minutes were distributed by John DeMarco as an attachment to an email dated January 25, 2024. There were no comments. The minutes were accepted and will be presented to the Members at the next Annual General Meeting for their approval.

UHAOH General Liability Insurance Policy Renewal

In an email dated February 5, 2024, Tom Hopwood advised that the contract has been renewed through our agent, Chad Powell, with no cost increase. The only difference being the insurance carrier limits exposure to \$3 million versus the prior policy's limit of \$4 million. Tom also reported that the agent did not see a reason for a D&O policy. Discussion ensued on the latter. It was agreed that Tom would request Chad to provide quotes for a D&O policy in time for review at the next meeting. (Later in the day, Jim Wells circulated to the Board an informative article on D&O insurance policies.)

Membership Drive

In an email dated January 19, 2024, Anna Walther, Chairman of the Membership Drive, reported that there are 254 paid Members to date, representing \$22,450 collected, split Platinum 76, Gold 43, and Silver 135. Lisa Groehler, Member of the Membership Committee, advised that an additional \$750 in dues has been received since then.

Holiday Home Lighting Awards: Wednesday, December 13, 2023

Tom Hopwood, Event Chair, reported on the success of the event. The participation rate including children was high and feedback from the homeowners was positive. The Grand Prize was awarded to 4110 Wingren (Jaime and Anita de la Isla).

Resident Directory

Michael Basoco, Chairman of the Resident Directory Committee, advised that all is going according to plan in the production of the new directory. He presented a prototype with front and back covers along with some of the ads, all of which were met with approval. Michael noted several tasks remain to be accomplished, including an update of the Message from the Board. Some advertising space is still available.

Stargazing: Saturday, February 24, 2024

Nell Anne Hunt, Event Chair, reaffirmed that preparations are underway for the event at the UD campus. She remarked of the current keen interest in astronomy as a result of the upcoming solar eclipse. A sign-up sheet for volunteers was circulated by Nell Anne. She also noted that this may be the last year of participation and coordination by Dr. Richard Olenick.

Spring Fling: Saturday, May 11, 2024

Rick Lindsey, VP Activities and Event Chair, reported on his discussions with the vendors over the past few weeks. He noted that inflation and other disturbances in the economy have caused a rise in prices for services, supplies, and equipment. Increases in the range of 10-30% are being quoted. Nevertheless, Rick is able to negotiate with the vendors such that he expects the total cost will be within our budgeted amount of \$7,200. Rick added that working with the same vendors each year has benefits in that we are dealing with known service providers rather than a scattershot approach. Rick further advised that to secure these favorable prices, we need to commit to our vendors now. Consensus was that we go forward on this basis.

Adult Social Mixer

Tom Hopwood relayed a message from Sherry LeVan, Event Chair: The Committee has selected a host for the event, Bruce and Lynn Cope on Cabeza de Vaca Circle. A date has not been set yet; the Committee is working towards a date in September. The menu and theme will be developed further and full details will be forthcoming. Similar to last year, Leber and Nancy Beall have graciously offered to provide the wine for the event.

Real Estate Report

Nell Anne Hunt distributed a Real Estate Report by email dated February 1, 2024, and by hard copy. There are five homes listed for sale; four in UH and one in Alto Vista. Nell Anne advised that the \$200 six-month average selling price per square foot of living area for UH is a decrease since last month.

Property Appearance: Yard of the Month for January and February

Joyce Guedalia, Property Appearance Committee Chair, advised that 420 Guadalajara Circle (Richard and Carolyn Thompson) and 3708 Hidalgo Street (Hassan and Vianey Mansoori) were awarded Yard of the Month for January and February, respectively.

New Business: LCA Annual Meeting

Tom Hopwood drew attention to the 2024 LCA Annual Meeting which will be held on March 26, 2024. Two directorships are up for election. As before, LCA offers members the capability to vote online.

New Business: Rayleigh Underground Invitation

Tom Hopwood reported on his contact with the new supper club, Rayleigh Underground (located adjacent to the Music Factory in Las Colinas). Rayleigh Underground wishes to introduce its venue to local residents. It proposed offering UH Residents a free drink and an appetizer at its new facility. Time and date of the event are yet undetermined. Tom will respond positively to the invitation.

With there being no further business to conduct, Tom Hopwood declared the meeting adjourned. The time was 1:07 PM.

The next regular meeting of the UHAOH Board of Directors occurs on March 5, 2024, at the usual time (11:30 AM) and place (Board Room in the LCA Head Office at 3838 Teleport Blvd., Irving).

John DeMarco

Secretary

02/06/2024

Approved X or As Corrected ___ on _____