

Pine Hollow Homeowners Association
Board of Trustees Regular Meeting
January 14, 2007

ATTENDEES

Nancy Kozanecki – Recording Secretary / Trustee
Linda Pancharez – Association Manager
Regina Blue – Trustee
Ron Ricaldi - Trustee

CALL TO ORDER

The meeting of the Board of Trustees was called to order by Nancy Kozanecki at 04:00 pm. A quorum was present so that business could be conducted.

TRUSTEE REPORTS

MUD meeting, Wednesday, January 30th at 6:00 pm at Library.
ARC meeting, Monday, February 5th at 7:00 pm at John's.
DD#4 and City Meeting, Monday, February 12th 5:30 pm City Engineering Offices
2007 Beyond Committee meeting, Tuesday, February 13th 8:30 pm at Nancy's.
Next Trustee meeting will be on Saturday, February 17th at 5:00 pm at Chabuca's.
Volunteer Dinner, Saturday February 17th at 6:15 pm at Chabuca's

SECRETARY'S REPORT

Approval of Minutes

Minutes from Regular Board Meeting on 12/10/06.

Minutes were approved with no correction

Minutes from Executive Meeting on 12/10/06.

Minutes were approved with no correction.

TREASURER'S REPORT

Financials

A motion was made by Ron and seconded by Regina to offset the 2006 budget deficit of \$4999.92 against Account 52500 Hike and Bike Trails.

The motion was approved unanimously.

A request was made to Linda to charge the \$4,000 for the Reiser Court sidewalk to Account 52500 Hike and Bike Trails instead of Capital Improvements.

A request was made to Linda to determine what exactly "bad debt" is when referred to on the expense summary sheet.

MANAGERS REPORT

2007 Assessments

Approximately 51% of the residents have paid their 2007 Assessments

Easement Damage by Ditch 6, 9 to Pine Forest

The contractor will do the work as soon as the easements dry out.

Landscaping of Islands

Plans are expected by the Annual Meeting.

Convert Pine Valley Fountain to "Pondless"

On schedule for the week of January 15th.

OLD BUSINESS

Annual Meeting

The Annual Meeting date has been set for Wednesday, January 17th 7:00 pm for the Library. Library has been reserved.

Volunteer Dinner

Invitations will be sent this week.

Hike and Bike Proposal for City of Pearland

A favorable response has been received by the HOA from the City of Pearland to include the Pine Hollow trail project in the bond election.

This item should be on an upcoming Council agenda.

NEW BUSINESS

Resolution to City Council to Address Maintenance Responsibilities of Detention Facilities

A motion was made by Regina and seconded by Nancy to approve the resolution to the City of Pearland concerning re-evaluating maintenance responsibilities of detention ponds by HOA's.

The motion was approved unanimously.

The resolution will be presented to council on January 22nd.

Signs for Easement Areas

A request was made to Linda to talk to Jordan about signage wording concerning accessing easements and detention ponds is at your own risk.

EXECUTIVE SESSION

An executive session was not held during this meeting.

ADJOURN

The meeting was adjourned at 5:00 pm.

Approved:

Nancy Kozanecki, Recording Secretary & Trustee

Member, Board of Trustees