



Temple Windmill Farms HOA – Minutes
Thursday, April 20, 2023 ~ 5:00 p.m.
Foundation Church
10751 W. Adams Ave, Temple, TX 76502

Board of Directors Meeting Minutes

- I. **Call to Order / Roll Call / Establish Quorum:** Once reaching quorum, the meeting was called to order at 5:00 pm. Board members Joey Agee, Steven Overly, Daniel Van Staaveren, Royce Buchanan, Larry Anderson, and Bryan Holland were present meeting quorum. Board member Leilani Kitchings joined at 5:27 pm. Representing CSA Management was Association Management Director Ken McManus, CMCA®, AMS®.
- II. **Closed Session Meeting (Executive Session) –** The Board closed for executive session.
- III. **Open Meeting - Executive Session Summary –** The Board reopened regular session.
 - a. On a motion duly made and seconded, the Board approved the waiver on account 896 only to January 2023 if the account is paid in full by 5/20/2023.
 - b. On a motion duly made and seconded, the Board approved foreclosure on account 804, account 1289, and account 3137 once it reaches that stage.
- IV. **Prior Board Meeting Minutes:**
 - a. **February 16, 2023 BOD Minutes:** On a motion duly made and seconded, the Board unanimously approved the February 16, 2023 Board meeting minutes with corrections.
- V. **President's Report –** The President reported on general items.
- VI. **Management Reports**
 - a. Financial Review – The Board reviewed the financial statements and all questions were answered. On a motion duly made and seconded, the Board accepted the unaudited financials as presented.
 - b. Compliance Summary – Management report notated that 320 compliance letters were sent during the period, and 283 issues were being monitored for potential reoccurrence.
- VII. **Committee Reports**
 - a. Architectural Review Committee – Discussed request, colors, tree & bush options.
 - b. Pool Committee – Tentatively set pool closure date for October 29, 2023.
 - c. Social Committees – Various events were discussed.
 - d. Landscape, Park & Maint. Committee
- VIII. **Association Business**
- IX. **Next Meeting Dates & Schedule:** The Board confirmed the next Board meeting for May 18, 2023 at 5:00 p.m.
- X. **Adjournment –** The Board unanimously adjourned the meeting at 7:35 p.m.