

Owners Association of Bradford Park, Inc.
Agenda for
Wednesday, January 31, 2024 @ 7:00pm
Board Meeting

Old Business:

- Approve 2023-11-15 BOD Minutes.
- Approve 2024 Annual Meeting Minutes.
- Masonry wall update.
- Driveway Apron House Painting done.
- Junk car at 3321 High Cotton Way removed.

New Business:

- Update Board on Right-of-Way mowing area on High Country
- Set Board Meetings calendar for 2024.
- Set garage sales calendar for 2024.
- Set NNO for October 1, 2024.

Homeowner Concerns

Executive Session:

- Review Board management packet
- Review Accounts Receivable

Owners Association of Bradford Park, Inc.
Wednesday, November 15, 2023 @ 7:00pm
Zoom Meeting
Board Meeting Minutes

Board members present: Keith Lindsey and Paul Goldfine. The Secretary Director position was still vacant. Property Manager Joe Gains was present.

The meeting was called to order by Keith Lindsey at 7:11pm.

Old Business:

- Approve 2023-11-15 BOD Minutes. The Board approved the November 15, 2023 Board meeting minutes.
- Approve 2024 Annual Meeting Minutes. The Board approved the 2024 Annual Meeting Minutes and those minutes will be presented at the 2025 Annual Meeting for the members to approve.
- Masonry Wall Update. Keith Lindsey called the City of Round Rock and the City of Round Rock told Keith Lindsey that the City will not help with the cost of repair/replacement of the masonry wall on High Country Blvd and that the masonry wall was the responsibility of the homeowners whose property abuts that masonry wall.
- Driveway Apron House Painting. Keith Lindsey and Jamie Lodes finished painting the driveway aprons of those who requested the service.
- Junk car at 3321 High Cotton Way. The junk car at 3321 High Cotton Way was removed.

New Business:

- Update Board on Right-of-Way mowing area on High Country. Keith Lindsey said that when he called the City of Round Rock that the City would not:
 - Reimburse the Association for the amounts spent maintaining that area over the years
 - Help us with the maintenance/replacement of the masonry wall
 - Maintain the Bradford Park sign on Bradford Park Drive and High Country Blvd because there is a license agreement between the The City of Round Rock and the Association and that in the event of dissolution, the Bradford Park sign would likely have to be removed.

The City will maintain the Right-of-Way, however in the event of dissolution of the Association, the City would likely remove all plants and trees currently residing in the Right-of-Way because the City didn't plant those and maintaining those would become a burden on the City.

Keith Lindsey discussed this with Jamie Lodes prior to the Board meeting and Jamie Lodes asked Keith Lindsey if the City would start maintaining that area now. Keith Lindsey didn't know if they would do that with the plants and trees that are currently planted there or if the Association would have to remove those before the City would maintain that area. Keith Lindsey will call the City of Round Rock once more and get clarification on that point.

- Set Board Meetings calendar for 2024. The Board set these following dates for tentative Board meetings in 2024:

Wednesday March 27, 2024	Wednesday May 29, 2024
Wednesday July 31, 2024	Wednesday September 25, 2024
Wednesday, November 20, 2024	Wednesday, January 29, 2025
- Set Garage Sales Calendar for 2024.

Saturday, April 20, 2024	Saturday, October 19, 2024
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- Set NNO for October 1, 2024. The Board voted to set the budget for NNO at \$1,200.00.

Homeowner Concerns:

Allen Stock had trouble connecting to the Zoom call. Keith Lindsey was unable to figure out why there was an issue connecting.

Allen asked if anyone had any serious wind damage from the wind storm a week earlier. Keith Lindsey stated that he had not noticed any wind damage around his home. Allen Stock reported that a home on Vinson Court had their fence blown down and that he had noticed shingles from his roof had blown off. Allen stated he was having the insurance people look at his roof.

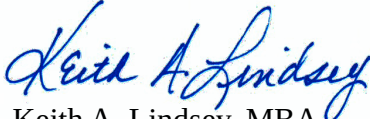
Executive Session:

The Board discussed past-due accounts that owe the Association greater than \$1,000.

Keith Lindsey adjourned the meeting at 7:59pm.

Owners Association of Bradford Park, Inc.
Approval of January 31, 2024 Board Meeting Minutes

The undersigned, hereby certify that the board meeting minutes of January 31, 2024 were approved by a vote of the Board of Directors at the March 27, 2024 board meeting.



Keith A. Lindsey, MBA
President,
Owners Association of Bradford Park, Inc.