



HOA Meeting 2-25-24

Board Members Present:

President Scott Bowers, Secretary Donna Morgan, Board Members Bubba Galvan, Stephen Buse, Tim Thrash, Corey Bass, and Rick Hines

- Meeting located at 640 Hali Brook, China Spring
- Meeting called to order by Scott Bowers at 6:04 PM
- Approved Minutes from the 7-9-23 HOA Meeting
 - Motion made by Scott Bowers
 - First by Stephen Buse
 - Second by Corey Bass
- Annual Meeting Date Set for April 1, 2024
 - Reelection candidates
 - Aaron Benolken
 - Stephan Buse
 - Bubba Galvan
- Wildlife
 - Purchase of 1 to 2 protein feeders maintained by the HOA
- Front Entrance
 - New cameras and equipment at the front entrance are working
 - Records all the time and saves for up to 50 days.
 - Landscaping of the front entrance
 - Pressure washing of the front entrance
 - Routine maintenance will continue to take place on the waterfalls.
- Architectural Control
 - 2 structures did not have an application for the structures to be approved.
 - Rick Hines and Bubba Galvan will address this issue.
 - Formal letters will be sent out concerning structures built which were not approved by the HOA.
- Scholarship update
 - 3 HOCC Scholarships
 - Application was posted on February 15th to the HOCC website, by email, and Facebook
 - All applications due March 31st
- Review of Budget
 - Possible changes
 - Increase in expenses are rising and the dues may need to be raised in the future.
 - Increase the rate interest rate on late dues from 10\$ per Annum to 1 ½ per month
 - Fines will be enforced for late dues
 - Increase Resale Certificate from \$50 to \$100.
 - Motion made by Scott Bowers
 - First by Rick Hines
 - Second by Bubba Galvan
- Motioned to adjourn 8:34: Bubba Galvan
 - Second: Stephen Buse