

ORGANIZATION OF TIFFANY PARK HOMEOWNERS, INC.

BOARD OF DIRECTORS MEETING

A meeting of the Board of Directors of the Organization was held on May 18, 2004 at the Hillcrest Baptist Church. Attending were Dan Buchly, Phil Hathaway, Chester Jones, Scott McCollum, Keith Murray, Larry Shillings, Shan Voltin, and Dwayne Williams. Keith called the meeting to order at 7:05 PM.

Dwayne opened with a discussion of the massage business at 3900 Park Hurst in Phase 5 in a clear violation of the CC&R's. (Later, Ms. Moore commented that this was also a violation of City codes.)

Ms. Mary Kay Moore, Bryan City Manager, joined us to discuss the proposed budget planning for the City. All Board members were introduced. Ms. Moore passed out a listing of the major budget request items received by the City for the next fiscal year, and asked for the Board's comments on priorities for the top five items.

After discussion, the Board agreed on the following:

- 1) Street repairs
- 2) Code enforcement part of the police department
- 3) Additional police personnel
- 4) Fire station for the west side of Bryan
- 5) Economic development incentives

Ms. Moore commented that these generally were the items chosen by the other neighborhood associations she was visiting. Ms. Moore thanked the Board for their opinions and left the meeting.

Dwayne asked that the Board specifically approve the proposed CC&R's that the members are being balloted on. The motion was seconded by Scott and was passed.

A discussion was held on the lack of an adequate number of ballots to approve the proposed CC&R's or the \$200 assessment. Chester passed out lists by phase showing those who had voted and all Board members will prospect different phases for additional ballots.

Keith suggested the need for a "Welcome" package for new residents in Tiffany Park. Keith asked for a volunteer to draft a welcome letter and package and Shan volunteered. Chester and Larry volunteered to distribute the welcome package as the need arises.

Chester suggested that a newsletter was necessary to keep members up to date on association activities. Keith will prepare a first newsletter for June distribution by the Board.

Keith stated the need for members to have social gatherings and we agreed to shoot for having one on August 3rd. Groups would gather separately for Phase 2, Phase 3, Phases 4,5, and 6, and Phases 7,8,8A, and 10.

Without the \$200 assessment funding, Keith reviewed what monies were available. Our April 30 cash balance of \$14,000, less approximately \$6000 for landscape maintenance, less \$500 for office supplies and postage, and less \$1300 for insurance would leave about \$6200. We would apply for the matching grant from the city of \$5000, which would give us \$11,200 to work with this year. This amount would increase by dues payments yet to be received. Scott was directed to see what we could do with that amount.

Keith set the next Board meeting for June 15.

Scott had gotten quotes for the landscape maintenance of \$5950 from Voltin and \$8160 from Texas Landscape Creations. Voltin will continue to do our work.

Scott pointed out that the water meter on the Phase 2 side of Copperfield had been removed. After discussion, Scott was authorized to have that meter re-installed, look into having a meter set up for Phase 7, and set up those and the one on the Phase 3 side to be billed to the Organization.

Scott discussed the web site and indicated that for \$100 per year we could have a controlled site. Shan so moved, Dan seconded and the motion passed.

Scott pointed out that the member in Phase 2 at 4712 Tiffany Park Circle needed to replace his fence and asked for guidance on the style. After discussion, Dan proposed and Phil seconded that the member be advised to install the fence like the fence on the Phase 3 and 4 side of Copperfield since this is what we intend to accomplish in the long run. The motion passed.

The meeting was adjourned at 8:58 PM.



Chester Jones
Secretary - Treasurer