

## Bluebonnet Highlands Homeowner's Association

### June 11, 2018 Meeting Minutes

Meeting called to order at 6:32 pm. Present were the following Council members: David Bencaz, Uwe Gruening, and Caroline Bond. Council member Jane St. Amant was absent. Kate Cook (HOA Representative) and Erin Simonson (HOA Administrator) were present. Daniel Williams (HOA Accountant) was absent.

Daniel provided his report to the Council via email prior to the meeting.

Kate provided the following updates:

- (1) A homeowner would like the HOA to address lake drainage issues to increase the water level. The lakes are very low right now, which is causing the edges to slough off and the ground to collapse. Kate will get a quote for work to address this issue.
- (2) There are termites in the men's room at the clubhouse. Terminix evaluated the problem and quoted a price for treatment. The Council asked Kate to obtain another quote for the Council to evaluate. Once the area is treated, the wall will need to be fixed.
- (3) Kate was contacted by Mosquito Joe, which wants to make a sales pitch at an HOA meeting. The Council does not want to open up meetings to solicitors, but Kate will keep Mosquito Joe's contact information.
- (4) Kate and Uwe each presented their research about drones in residential areas. Based on a discussion of these reports, the Council is not inclined to adopt a drone policy at this time. It is not clear how such a policy would be enforced, and the law does not clearly address the issues created by drones, including privacy issues. There are too many unsettled issues regarding drones to adopt a policy at this time.
- (5) A homeowner is concerned that the duck population is declining. In response, Kate contacted the person the HOA had previously used to remove ducks from the neighborhood. After a discussion, the Council is not inclined to pursue an increase in the duck population but would prefer to allow the population to increase naturally.
- (6) Kate provided pricing information for car decals (a potential HOA project) – about \$1.50 to \$2.00 per decal. The Council approved an HOA subscription to SurveyMonkey so that Kate can send out a survey to gauge homeowner interest in getting car decals.
- (7) Kate has located an additional mailbox vendor. The Council approves adding this new vendor to the list of approved mailbox vendors for the neighborhood. Kate will contact this vendor to see if he would be interested in doing the potential cluster mailbox conversion in Springlake and will get a quote from him.
- (8) There is another alligator in BBH. LDWF has been contacted.

Erin provided the following updates:

- (1) Erin suggests that the HOA create an online compliant form for homeowners. She also suggests that the HOA do the same thing for HIRs.

(2) 36 yard notices will go out tomorrow.

(3) A foreclosed home on Springtide needs its yard to be cut. The HOA has already cut it once. The mortgage company is not returning Erin's calls, but she is going to keep pursuing the issue.

A discussion was held regarding the potholes and standing water in the clubhouse driveway. Kate presented a quote to add channel drainage and patch the potholes. Kate will look into whether the City/Parish will install new draining because some of the driveway may be on city property.

Next meeting will be on August 13, 2018 at 6:30 pm.

Meeting adjourned at 7:44 pm.