

Minutes of the Blue Heron Bay POA  
3rd Quarter Board Meeting  
August 18, 2015

The meeting was called to order at 7:40PM at 17807 S. Blue Heron Circle, Montgomery, Texas.

**Board and Committee Members Attending:**

Lee Burson – Treasurer  
Jeremy Dozier - Vice President  
Mike Howard - President and Architectural Control Committee Member  
Mary Howard – Board Member and Landscaping Committee Lead  
Cathy Hengst - Secretary  
Kathy Joslyn - Board Member and Architectural Control Committee Member  
Doug Joslyn - Architectural Control Committee Member

**POA Members Attending:**

None

**Current Business:**

The minutes of the 2nd quarter 2015 board meeting were approved as written.

**Financial Report:**

The Treasurer presented the current financials to the board. Available cash and receivables in the POA Operating Budget is \$35,355.25. Outstanding receivables from one owners property dues for 2015.

**Old Business:**

Action items were reviewed. Blue reflectors are scheduled for installation in September.

**Speeding:**

**The board will be sending out letters to those residents that it has had complaints on for speeding. PLEASE remind contractors that work for you not to speed in the community as well.**

**REMINDER:** Speeding in the community has increased over the past few months. It is our desire to protect the children, pets and community members by encouraging homeowners, guest and contractors not to speed through the community. The board has voted to implement a \$500.00 fine for habitual speeding. Property owners are responsible for the actions of their guests and contractors. We encourage community members to email the secretary at [secretary@blueheronbay.org](mailto:secretary@blueheronbay.org) with any complaints of speeding. The board will

review and document all complaints and take action with the assistance of the POA's attorney when necessary.

**Gate:**

Jeremy Dozier will be purchasing additional memory for the hard drive at the gate. This will allow us to increase the amount of days stored to approximately 25 days of video footage.

**Landscaping:**

Fall flowers will be planted in late October - November. Due to the drought and the ground sinking at the curbs the board has approved having dirt added to the washed out areas in the first culdesac after the entrance to prevent possible road damage. Additional time was also added to the irrigation by the bridge to prevent the sinking caused by the drought.

**ACC Business:**

The ACC gave a brief update to the board. Two new construction properties in section one are nearing completion. No current action needed.

**Deed Restrictions:**

The board discussed current violations and assigned action items to individual board members for follow up. The action item list will be sent to the board members separate from the minutes in order to respect the privacy of the affected property owners.

**BHB Website:**

The board is currently working to develop a better method for communication within the community. After looking at Facebook as a possible option it was determined that it was not a good solution due to privacy restrictions. The board does not support the use of Next Door. Mike Howard will be sending out further communication to the community on the next step and options available.

**New Business:**

The Blue Heron Bay National Night out is scheduled for October 6<sup>th</sup> from 6-8pm at 321 Blue Heron. Dr. Rudy's BBQ & soft drinks will be provided by the P.O.A. All property owners and families are invited to attend. This will be a great time to come out and meet your neighbors. We have planned to contact the police dept again this year to come out and speak.

The board is in the process of working with our attorney to review the bylaws to make sure they comply with the legislature and new laws that go into effect September 1, 2015.

The next board meeting will be set at a future date in December 2015.

Respectfully submitted,

Cathy Hengst  
BHB POA Secretary