



MEETING MINUTES
THE MASTER ASSOCIATION FOR THE GREENWAYS
AT HILLSIDE, INC.
BOARD OF DIRECTORS MEETING
Tuesday, October 17, 2023
American Land Title – Greenways Village, Amarillo, Texas
5:30PM

Item One: Call to Order

Jared Duncan called the meeting to order at 5:30PM.

Board Members Present: Jared Duncan, Nathan Morrow, Sara Nickson (non-voting member), Cassandra Hirschler, Connie Patrick, Dana Curtis, Joe Crowley, Tommy Stafford, Amy Hamilton, David Hall

Item Two: Determination of a Quorum

A quorum was met.

Item Three: Proof of Proper Meeting Notice

Notices were emailed to all homeowners and also posted on the HOA's website.

Item Four: Public Comments from Members to the Board of Directors, if any

Allyson Kaplan – requested support and funds for the installation of a playground at Glenwood/Isabella Park or the city park or Goldenview or behind 6705 Parkwood. The Board is supportive of homeowners fundraising to fund an addition to the city park but will not be able to contribute funds.

Tammy Canida – discussed proxies and proposed changes. The Board explained the proposed changes, and the homeowner was in agreement and was satisfied with the Board's position.

Item Five: Reading and Consideration of Organizational Meeting of the Board of Directors Minutes for Approval.

The August minutes were read. No corrections were made. Amy motioned to approve the minutes. Dana seconded to approve the minutes. The minutes were unanimously approved.

Item Six: Discussion and Consideration of 2024 Dues Amount
*Requires a Motion for, Second and vote count (for, against, abstain)

Dana motioned to increase dues to \$111 in 2024. David seconded. The motion carried.

Item Seven: Financial Presentation by Treasurer

A financial presentation of the September financials was given by Cassandra Hirschler. Our total income for September is \$2,823.05. Our current overall expenses are \$25,672.40. Dana motioned to approve the financials. Nathan seconded to approve the financials. The financials were unanimously approved.

Item Eight: Enforcement Actions

- Discuss violation and vote on action against Member Donald Lowder for violation pertaining to tree maintenance (Greenways at Hillside #28 Lot 004 Block 012)

Jared motioned to continue next steps with Member Donald Lowder. Cassandra seconded. It passed unanimously.

Item Nine: Developer Update

Tommy Stafford communicated Phase 2 is beginning in Unit 41. Eddie Scott is selling most of his commercial property to Rockrose Development. Rise and Shine Donuts is coming next to Natural Grocers.

Item Ten: Public Improvement District (PID) Update

Sara communicated that sod has been delayed south of Bayswater bridge. We are still waiting on the city in order to address issues at Scott Park.

Item Eleven: Committee Reports

No report was given.

Item Twelve: HOA Manager Update

Sara Nickson gave the HOA Manager Update.

- Violations update – Sara went over the open violations.
- Welcome letters – 11 welcome letters have been mailed since the last meeting
- Security patrols – A copy of the patrol logs was available to view.
- Annual Picnic Recap – Sept 9, 5:00-7:00PM – went great, over 800 people
- Fall Pumpkin Pickin Recap – went great, 135 households
- Greenways Intermediate School fund – payments are available online
- Annual Meeting – December 4, 7:00PM – plans are in place for the meeting
- Christmas lights contest – Maxwells will donate 2 wristbands to each winner
- Other items deemed necessary – Security patrol hourly rate is increasing to \$55/hr.

Item Thirteen: Review and Potential Action Regarding Previously Budgeted Items

Nothing was discussed.

Item Fourteen: Executive Session – nothing to report

Item Fifteen: Summary of Executive Session and Any Action Taken -- Nothing to report.

Item Sixteen: Board Member Comments and Concerns - Nothing was discussed.

Item Seventeen: Adjournment

The meeting was adjourned at 7:04PM. Jared motioned to adjourn; Cassandra seconded. The motion carried.

Minutes Submitted by: Sara Nickson, HOA Manager