

**CIMARRON COUNTRY PROPERTY OWNERS ASSOCIATION  
MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF CIMARRON COUNTRY PROPERTY  
OWNERS ASSOCIATION HELD JUNE 1, 2021**

---

*Meeting Held at Honsinger Home and Via Teams*

**DIRECTORS PRESENT:**

Alex Chappell  
Jim Carlin  
Jim Hagemann  
Mike Honsinger  
John Minacapelli via phone

**IMC**

Felicia Leflar

**GUEST**

Jeffrey Hardaway, Bartley & Spears Law Firm

**CALL TO ORDER:**

It was deemed that proper notice of the meeting was given pursuant to the Texas State Laws HB2761, Section 209-051. Mike Honsinger called the open session to order at 6:04 p.m.

**DISCUSSION OF MINUTES:**

The minutes of the Board meeting held May 4, 2021, were reviewed. Jim H. motions to approve the minutes as presented. John seconds the motion, and it carries unanimously.

**FINANCIALS**

Jim reported that the April financials were already approved, and the May financials are not ready yet.

**OLD BUSINESS**

- A. ACC  
Bud Newton, the ACC Chairman, was not present.
- B. Annual audit of financials  
A two-year audit quote being put together once all documents are provided to the CPA firm.
- C. SIGN/FLOWER REFRESH BY LANDSCAPER  
Mike has had trouble getting responses. He has reached out to a homeowner who used to be in landscaping to see if they are interested in the job.
- D. ACC BUILDING DEPOSIT REFUNDS  
The ACC funds that were still unreturned were tracked down and sent back to owners.
- E. REDUCING OUR SAVINGS ACCOUNT  
There was general discussion regarding ideas of where money could be spent to enhance the community.
- F. WEBSITE BASED EMAIL ADDRESSES FOR DIRECTORS  
Mike is still working on this.

**NEW BUSINESS**

- A. CONSIDERATION OF PURCHASING A CC LOT BY THE POA  
Consideration of buying a lot in the community for the community was brought up at the annual meeting. A homeowner is doing some research on available lots and ideas and will provide to the information to the Board.
- B. JOINT SOCIAL EVENTS WITH SENDERA LAKE ESTATES  
Mike got in touch with an owner who helped with the hayride who is very interested in getting social stuff going in the neighborhood. They are going to get a fourth of July parade together and include Sendera Lake Estates. This will begin at 10:00 or 11:00 a.m. on July 4<sup>th</sup>. The next week there will be

a social potluck at 4:00 p.m. at the Sendera Lake Estate's park. Cimarron would have a deposit on file with Sendera Lake Estates and a copy of their insurance policy to cover the CCPOA social committee. Jim motions to send a \$500 check to Bob Endres (Sendera Lake Estates's POA President) as a security deposit for the park. Alex seconds, and the motion carries.

C. FUTURE MEETINGS

First Tuesdays at 6:00 p.m. will continue.

D. INSURANCE

Felicia will get a price quote from Greenwood (widely used by other IMC clients) for D & O and liability coverage to ensure that CC is getting the most for its insurance dollar. The BOD can then consider changing its coverage to Greenwood.

**CONFIRMATION OF ACTIONS TAKEN BETWEEN MEETINGS**

There was nothing to ratify.

**OPEN FLOOR TO PROPERTY OWNERS – 10 MINUTES**

There was no discussion.

The Board adjourned the Open Session at 6:42 p.m.

They called the Executive Session to order at 6:43 p.m.

**EXECUTIVE SESSION**

- A. CALL TO ORDER
- B. ARCHITECTURAL CONTROL
- C. LEGAL
- D. DEED VIOLATIONS
- E. COLLECTIONS
- F. ADJOURN

The Board adjourned the Open Session for summary of Executive Session at 8:11 p.m.

**SUMMARY OF EXECUTIVE SESSION FOR GUESTS:**

In summary, the Board met with their attorney, Jeffrey Hardaway, to discuss various legal issues affecting the future of CCPOA.

**ADJOURNMENT:**

There being no further business, the meeting adjourned 8:12 p.m.

Minutes prepared as written by Felicia Leflar

Approved by: \_\_\_\_\_  
Position: \_\_\_\_\_ Date: \_\_\_\_\_