

GOH HOA  
BOARD MEETING MINUTES  
June 6, 2022

Meeting was called to order by President, Suzanne Shive, at 6:30PM at the Brook Hollow Library.

Board member and block captains present: Bart Baker, Zane Chalfant, Donna Fritsch, Frances Menjivar, Davina Jaynes, Gordon Chase and Lynn Gilbert. Louisa Adams and Blaine Adams did not attend. Carita DeVilbiss, as publisher of the GOH Neighborly Newsletter, will attend Board Meeting from now on. Also, two members of the Design and Review Committee, Paul Medlin and Rocky Pena, attended.

Topics Presented/Discussed:

Suzanne:

1. Introduced Rocky Pena, who is replacing Jerry Forrester on the Design and Review Committee.
2. Reviewed/discussed new procedures applicable to the Design and Review Committee for violations which are:
  1. Visit from the Block Captain
  2. A letter and/or a visit from the President
  3. A letter from our attorney as a last resort.
3. Currently, HOA dues are not mandatory and covenants are mandatory. Realtors generally advise prospective buyers that there are no mandatory HOA dues and therefore, there are no restrictive covenants. Making dues mandatory to new residents and grandfathering existing residents would help solve this issue. Such a change requires a change to our existing covenants. This change would resolve the current problem of potential residents not being aware before they purchase a home that dues exist, as well as, mandatory restrictive covenants.

The Board voted on whether or not to ask residents to vote on making annual dues mandatory to new residents. Existing residents, as of July 2022, would be grandfathered.

Frances made a motion and Gordon seconded it. Vote was a unanimous yes.

Zane expressed concern about creating two categories of residents – one with mandatory due and one with non-mandatory. If mandatory dues are not paid the GOH HOA can put a lien on the resident's home which would result in legal fees.

### 3. Trash can issue.

Our attorney has advised in the past that if all covenants are not enforced, it would be very difficult to enforce any of the covenants. To date one covenant not enforced regards trash cans. Our covenants currently state that trash cans must be out of sight (in garages or backyards). The options discussed are:

- a. Do we enforce the covenants as written (all cans out of sight).
- b. Do we request residents to vote on changing the restrictive covenants to allow trash cans in the alleys to stay out (be visible), but not allow cans to be out in front of other homes. Unanimous yes
- c. Allow trash cans to be kept anywhere the homeowners wants.

The Board voted to ask residents to vote on whether or not we should a. enforce covenants as written or b. allow trash cans to be visible in the alleys near the house, but not in front of houses.

4. The issue of residents parking in the common areas on a permanent basis which is not stipulated in the covenants has been causing some problems, especially on the two Enfield commons. On occasion, visitors have not had a place to park because of residents parking in the commons. Also, people have been seen parking in the Enfield east commons and walking across the street to Hops and Hounds.

Suzanne suggests putting in newsletter again. All agreed.

Request residents to vote on adding restrictions on parking in the commons to the covenants. All agreed.

### Bart:

John McKinney, 1811 Shadow Park South, would like to have a Crepe Myrtle tree on the Shadow Park Commons cut down. Bart showed pictures of the tree. Board voted no unanimously.

Front commons grass – He has been hand watering this area 45 minutes to an hour 4 times a week. This may eventually increase water costs. Just wanted to make board aware of potential increase.

Also, although the City of San Antonio owns the strip of land on Jones Maltzberger they are not willing to take care of it. Recently, several large trees have fallen over which the city did cut because of their effect on electrical lines.

Suzanne: Next board meeting will be August 1, 2022 at 6:30pm at Brook Hollow Library.

Meeting adjourned at 7:45pm

Donna Fritsch  
Secretary