

The Breckenridge Architectural Control Committee (ACC) meeting for July 11, 2019 was called to order at 6:45 p.m. Those Board members present included President, Jim Houk; Vice President, Kathy Evans, and members-at-large, Joann Harris and Beth Meyer. (Absent Kathy Bazzell) Therefore a quorum was observed.

Meeting minutes for June, 2019, were posted at the mail box entry island/ community bulletin board on June 15, 2019. Board members approved the minutes from June as posted.

Old Business:

- Request for a change in paint color was filed by the property managers at Lot 62; and one side of the house of the house was painted with contrasting trim for consideration by the Board. Via proxy vote i.e. text messaging vote, the Board approved the blue tone on the north side of the house.

New Business:

It is advisable to all homeowners to make necessary repairs to the exterior of their homes, i.e. rotting wood, siding, painting etc. to avoid possible fines from ACC.

It was moved by Elizabeth Myer and seconded by Kathy Evans to adjourn the meeting. All present Board members approved. The ACC meeting was adjourned at 7:07p.m. The next meeting is scheduled for August 8, 2019 at 6:30 p.m.

.....
The Breckenridge Homeowner's Association (HOA) meeting for July 11, 2019 was called to order at 7:07p.m. Those Board members present included President, Jim Houk; Vice President, Kathy Evans, and members-at-large, Joann Harris and Beth Meyer. (Absent Kathy Bazzell). Therefore a quorum was observed.

Meeting minutes for June, 2019, were posted at the mail box entry island/ community bulletin board on June 15, 2019.

There were no Clubhouse rentals during the month of June. There are no pending reservations at this time.

Old Business –The Liability Insurance policy with State Farm went into effect beginning July 1, 2019. The agent, Beau Brooks, has been in contact with Blevins accounting firm and has provided them with the necessary binder. Bippen Electric replaced the Solar cells for the Post Lights and pool deck lights, repaired the damaged j-box outside the pool fence and installed a timer on the in-pool lights set to cut-off from 12:00 am to 5:00am to save utilities.

New Business:

Joan Snow has sold her home at LOT 83 and therefore is no longer eligible to participate as a Board member. Therefore, she has submitted a letter of resignation that was duly noted herein. A new Flag & Flag Pole was purchased to replace the storm damaged flag prior to July 4th. A new entrance sign light fixture was purchased to replace the damaged/possibly vandalized one. Surveillance cameras are being evaluated to determine the cause of the property damage. Air Filter(s) were purchased and replaced in the Clubhouse, along with pool, bathroom and misc. needed supplies.

Please be advised that the DUES ARE AS AS JULY 1, 2019 \$78.00 per month!

The financial report for the past month was reviewed. At the end of June 30, there was \$35,054.55 in the current accounts (checking and savings), after debits totaling \$5,895.00 were expended. **IT IS IMPERATIVE FOR ALL HOMEOWNERS TO BRING THEIR ACCOUNTS CURRENT TO AVOID LIENS BEING PLACED ON THE DELINQUENT PROPERTIES. BHOA ATTORNEY FEES WILL BE ADDED TO THE LIENS.**

It was moved by Elizabeth Myer and seconded by Joann Harris to adjourn. All present Board members approved. The meeting was adjourned at p.m. The next meeting is scheduled for August 8, 2019, immediately following the ACC meeting that same evening.