

Horseshoe Lake Estates

POA Membership Meeting

March 1, 2025

The meeting was called to order at 10:36 AM at Restore Texas Ministries (RTM) Chapel at 3126 State Highway 19, Huntsville, TX 77320. There were 19 people in attendance. Board Members present included President Juan DeJesus, Vice President Linda Parsons and Treasurer Bebe Webb. Secretary Frances Ryan was unable to attend, Linda Parsons will record the minutes in her absence.

Meeting Minutes: Juan DeJesus gave everyone the opportunity to read the minutes from the meeting of December 14, 2024. Steve Balsinger made a motion to approve the minutes. Darlene Skaggs seconded the motion, and the motion passed.

Treasurers Report: The Treasurer's report was distributed and read by everyone present. Bebe noticed that there were errors in the report so she will correct it and send out a corrected version via Email to all POA members.

President DeJesus presented two reports compiled by Treasurer Bebe Webb. Those Reports are attached.

1. Status of 2025 Maintenance Fees collected as of 2-1-2025. The report showed 13 out of 75 lots unpaid for a total of \$4953.00. That amount includes any late and NSF fees.
2. Report of Proposed 2025 Budget VS Actual Expenses thus far in 2025. \$21,267.57 being the Proposed vs. \$10,984.95 Actual expenditure through February 28, 2025. Most of the expense being \$8517 for 2024 Property Taxes and \$2302 for Road Maintenance.

Old Business:

1. The Proposed 2025 Budget did not receive approval at the December 2025 meeting, so it was presented again with more detail by President DeJesus. It was noted that the budget does not have a line item for any needed repair to the Dam because there are not adequate funds for that possible \$50k-100k expense. Other methods of obtaining the necessary funds were discussed including a possible special assessment and seeking Grants for its repair. One of the members, Aimee Hurst, volunteered to research such possible grants and will report back to the POA Board Members. Steve Balsinger made a motion to accept the 2025 Budget as proposed, Linda Parsons seconded and the motion passed.
2. Road Maintenance: President DeJesus reported that Jerry Zolar bought some rock from his own funds and spread it on Horseshoe Lake Drive East. He thanked members Bink Parsons, Jerry Zolar and Stanley Flournoy for voluntarily spreading the rock purchased by the POA on other roads around the neighborhood.

New Business:

1. President DeJesus presented an item for approval to pay Mike Weatherford \$500.00 to do some needed maintenance on Horseshoe Lake Dr. West using his own tractor and previously purchased POA road material. If this proves successful, the POA may use him for future work. Steve Balsinger made the motion, Debbie Sunday seconded, and the motion passed.
2. The President presented the idea of having just one trash service for the neighborhood in an effort to minimize having several heavy trucks on our gravel roads. He will contact 2 or 3 companies recommended by several members. The companies will be asked to come early in morning or have a light truck, possibly install a turnaround at two locations in the neighborhood, pay for any broken culverts if damaged while turning around and offer the residents a discounted rate. The president will report back by email to all residents or at the next meeting.

3. President DeJesus reminded that Item #6E of the POA Deed Restrictions require all chickens to be penned up and that no roosters are allowed. He also reminded everyone of Item #14 regarding having proper mufflers, driving the posted speed limit etc and asked that everyone observe them so as not to disturb their neighbors. See #14 and 6E below.
 14. Drivers of all vehicles shall abide by posted speed limits, have proper mufflers on vehicles, and must drive in a fashion so as not to be a nuisance. No outside and nonresident ATVs are allowed in the Subdivision. ATVs are only allowed on the roads (no off-the-road driving is permitted), ATVs shall not be on the Dams (ATVs may be on the road of Little Lake Dam).
- 6 (e) No animals other than dogs, cats, and chickens are allowed in the Subdivision; this includes but is not limited to pigs, horses, cattle, and snakes. Twelve (12) chickens are allowed per lot/tract. All chickens must be penned up. There shall be no roosters allowed.
4. There was much discussion about limiting the hours that anyone could run tractors on the roads as the noise may be disturbing during the night hours. Some things discussed were which hours, would there be a fine if not observed and what exceptions would be to such a restriction like if a tractor was needed to remove a fallen tree during the proposed hours. President DeJesus made a motion to restrict the use of tractors on the road during 8PM-8AM.with the exception for an emergency or for regular road maintenance. Bebe Webb seconded. There was not a majority of Yes votes so the motion did not pass.

Open Forum:

Some Residents asked that utility markers be placed from 105 to 125 Horseshoe Lake Drive West and also by the speed bump at 15 Horseshoe Lake Dr. West. And also, that Speed signs be put up along the main entrance and at Horseshoe Lake Drive East and West. There was also some discussion on what the speed limit should be, some suggestions were between 1-15 MPH.

Steve Balsinger asked that the subject of the running of tractors during certain hours be brought up for a vote again. The board told him that in order to follow Parliamentary procedure we could not bring a motion back on the floor. It was suggested that he write up a proposal and have it put on the Agenda for the next meeting so that proper voting procedures could be followed and so that all residents could be notified of the proposal and have the opportunity to vote.

The Meeting was adjourned at 12:45pm.

Next meeting will be **JUNE 7, 2025**

Juan DeJesus, President **Juan DeJesus**

Linda Parsons, Vice President **Linda Parsons**