

Guilbeau Park Owners Assn.
9014 Rue de Lis
San Antonio, TX 78250
www.gpoa.org

Meeting Minutes October 5, 2004

Members Present: Ms. Carol Wilson, President
Mr. Oscar Ochoa, Vice President
Mr. Dale Figart
Mr. Hans Anderson
Officer Present: Mr. Gary Reiner, Secretary
Member Absent: Mr. Tom Ashmore

September 7 minutes were reviewed and approved 4 to 1.

Mr. Hans Anderson requested that reports be sent to the board on deed violations from April to date.

Mr. Jim Knight, President of Spring Vistas HOA, spoke to the board regarding running the pool with monitors and no lifeguards. They ran their pool the last two years without lifeguards and with one monitor. They have the regulations signs required by insurance company. They do not let anyone under 16 into pool without being accompanied by someone 18 or older.

Old Business

The change in zoning from Residential to Commercial on a parcel of land for an Assisted Living Facility that backs up to Guilbeau Park is located in Braun Willow HOA. We were sent a notice of the City Council hearing on this zoning change. A motion was made by Mr. Oscar Ochoa to return the notice showing our opposition to the zoning change. Mr. Dale Figart seconded the motion. The vote was 3 to 1. CLOSED

New Business

Dale met with SAWS to figure out the water meters. One meter is not used, but we are billed \$10.91 per month just to have the meter sit there. Discussion was do we need it and will we need it in the future. If removed it would cost approx. one thousand dollars to have it reinstalled. Mr. Hans Anderson made a motion to have the meter removed, Mr. Oscar Ochoa seconded the motion, and the vote was unanimous. CLOSED

Ms. Carol Wilson received an email from our insurance carrier stating that all minors be accompanied by an adult and all pool rules must be posted. Insurance does not define minor. CLOSED

Committee Reports

Pool – Dale reported that we have received our pool license. He reported that Tom's Peanuts said they send us a commission check in September on 10% of gross sales. At this time, we have not received the check, nor do we know what the gross amount is. Dale said that to buy a vending machine to handle soda and snacks would cost about \$3400. OPEN

Chlorine generator problem – we now have 3 dead cells and each cost \$400 to replace. The current ones lasted 2 years. Dale will do a cost comparison between the use of straight chemicals vs. replacement cost and use of the chlorine generators. OPEN

Mr. Dale Figart is resigning as pool chairperson, effective May 1st; however, he will continue to maintain the pool. OPEN

Cost for pool depth markers – stickons would be \$1000 and the cost of embedded tile not known at this time.
OPEN

Playground – the baby swing is broken and Mr. Hans Anderson said he would take care of this. OPEN

Community Center – Mr. Hans Anderson did not need any items since Mr. Dale Figart had some left over from the pool. He may need to buy hand soap. CLOSED

Concerns

Mr. Hans Anderson voiced a question concerning the reserve study, which was discussed in a previous meeting in which it was decided not to order the study. Mr. Hans Anderson said since money is now available, we should do the study. Mr. Dale Figart asked how much would the study cost. Ms. Carol Wilson will check on the cost. OPEN

Mr. Oscar Ochoa made a motion to adjourn. Motion was seconded and approved and meeting was adjourned at 8:25 p.m.

Carol Wilson
President

Gary Reiner
Secretary