

Elk River Home Owners Association August 2023 Board Meeting Minutes

Date: August 1st, 2023

Board Meeting Location: 7721 Cherryhill Drive, Tyler Texas, 75703

Board Members in Attendance: President: Casey Brown, Vice President: Lisa Villarreal,
Treasurer: Peter Wagner

HOA Members at Large in attendance: Adrienne Brown, Greg Palka, Patti Palka

1. Meeting was called to order at 6:00PM by President Casey Brown and the first order of business was to briefly interview and discuss Mr. Gregory Palka of 7608 Cherryhill Drive, Tyler Texas, becoming Secretary of the Elk River HOA. After a brief description of Mr. Palka's professional acumen and qualifications of fulfilling the position of Secretary; Board members unanimously voted Mr. Palka to fill the vacant position.
2. Discussion then turned to two properties being more than 6 months behind on their dues. HOA dues are currently set at \$200 a year to provide maintenance and administration services for the 89 properties in the community. After discussion of all actions that have been taken and could be taken, the Board will pursue due diligence of retaining an Attorney specializing in Real Estate law to represent the Elk River HOA to recommend what next courses of action can be taken for back dues.
3. Retaining an Attorney will also facilitate moving all common areas under title of the Elk River HOA.
4. Retaining an Attorney will also facilitate vacant property owners to begin paying HOA annual dues. Mr. Peter Wagner will be working this process without an attorney.
5. President Casey Brown will conduct interviews with recommended attorneys who could potentially represent the HOA.

Recommended Attorneys to begin are:

Monique Hammond

Hammond Law Firm, PLLC

903.347.3060

monique@hammondlawtx.com

6. President Brown will also review and solicit for mowing and landscape companies to perform mowing of common areas for the 2023-2024 mowing season beginning in September.
7. Emails will be sent out to all property owners in the HOA for dues to be collected in October.

Submitted by Greg Palka, Elk River HOA, Secretary

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Elk River HOA
—*Tyler, Texas*—

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