

South Fork Ranch HOA Member's meeting

October 22, 2025

Members present: John Harrison, Tyson Purdy, Carol Mize, Brenda Hawkins, Landon Hale, Doug Dolezal, Afton Puryear, David Rogers

Call to Order : Afton 6:10 PM

Approval of Minutes: David motion, Landon 2nd, unanimous

Property report:

Wainscoting issue resolved

Drainage issues addressed, and ongoing concerns to be addressed at Board of Directors session immediately following Membership meeting

Monitoring for other issues and violations

TxDOT issues addressed.

County owns CR 7630 and 7640, so concerns should be addressed to them

Board Report:

3 people are scheduled to roll off (Afton, John, and David), the three have volunteered to re-run for the Board and serve another year.

Financial Report:

Board reviewed financial report. Discussed possibility of raising HOA dues by \$10 per year for 2026 budget. Will table for now and address at Board of Directors session immediately following membership meeting

Committee Reports:

Nothing to report

ARC Process/issues:

Board discussed requesting Tysen to allow us to have a point person to share in the review of submitted plans prior to approval, thereby keeping the Board and Mgmt. Co. In the loop.

Old Business:

The Board has deferred improvements on signs and entrance due to insufficient funds currently and waiting to see what TXDot does in this area

New Business:

Will discuss entrance improvements in the future, based on TxDOT finishing their work, and based on HOA budget.

Adjourn