

# The Springs At Stone Oak

December 2006

## Message from the Association President

### Inside This Issue

- 1 Message from the President
- 2 2006 BOD & Committees
- 2 Our Master Gardener
- 3 Finances
- 3 AGMM – Jan 16, 2007
- 4 Springs ARC
- 4 2006 CCR/ByLaw Changes
- 4 Springs Websites/E-Mail

While we enjoyed the arrival of several new neighbors selecting The Springs as their preferred community in 2006, we sadly said farewell to our neighbors who relocated due to job or other reasons. We welcome all of our new neighbors and hope you enjoy our community and participate in its growth and improvement.

As the Springs enters its 9<sup>th</sup> year in 2007, the Owners Association Board of Directors, the many other volunteer Committee members and Contacts, and the Association Manager are confident that the Association, and thus the Springs, remains on the right path for maintaining a neighborhood that is pleasant in both its environment and its appearance.

We look forward to 2007 and another wonderful year living and playing in the Springs.

*Jack Shuffield*

President, Springs At Stone Oak Owners Association

## 2006 Board of Directors and Committees

### **Board of Directors:**

President	Jack Shuffield (term expires Jan 2007)
1 <sup>st</sup> Vice President	Brian Moore (Jan 2008)
2 <sup>nd</sup> Vice President	Troy West (Jan 2008)
Secretary	Kris Porter (Jan 2007)
Treasurer	Gary Bushover (Jan 2008)
Advisory Director, Voting Issues	Jerry Zimmerman

### **Committees/Contacts:**

#### Architectural Review Committee:

Laura Mason, Chairperson  
Anita Bassett  
Lori Dullnig-Warlen  
Greg Lowder  
Brian Moore

## 2006 Board of Directors and Committees (con't)

---

*Please note the need for additional/new volunteers for Board of Director positions becoming vacant in January 2007 and for Contacts currently being filled in an interim basis*

*Contact any Director, the respective current Committee chairperson or Contact, the Association Manager, or send an e-mail to the Springs Website Coordinator if you desire to volunteer for any of these positions!*

---

Cellular On Patrol/Neighborhood Watch:

Brian Moore **(Interim)**

Deed/CCR Violation:

Ray Jansure

Gate Contact:

Troy West

Ray Jansure

Landscape:

Jack Shuffield, Chairperson

Kyle & Pat Alvoet

Elena & Mike Wellman

Information Display Technician (Marquee Contact):

Gary Bushover **(Interim)**

New Resident Welcome:

Emily Gutke

Park:

Jack Shuffield

Social:

Vicki Bates

Resident Directory:

Anita Bassett

Website Coordinator:

Gary Bushover

### Association Manager

Ray Jansure

P.O. Box 96

Converse, TX 78109

Tel. 945-0170

## Thanks, Joan

As many long-time residents of The Springs know, Joan Kaufman has almost single-handedly developed and maintained the wonderful landscaping in our common areas – especially the front entrance area.

After almost 8 years of planting, mulching, watering, and nurturing our common area plants and other flora, Joan has decided to allow others to carry on what she so expertly began and managed. While we will all sorely miss Joan and her Master Gardener expertise in our flower beds and other common area landscapes, we will be able to continue to enjoy the fruits of her labor as she orchestrates the landscaping in her own yard. Joan – thanks, and you deserve the opportunity to rest and relax!



## Association Finances

Thanks to a combination of increased interest rates for our primary Reserve Fund and a continuing conservative allocation of available funds as needs arise, the Owners Association's financial state is positively good.

Our monetary assets, as of November 30, 2006 include:

Checking account:	\$22,680
Reserve Fund:	\$70,062
<b>Total</b>	<b>\$92,742</b>



Our major expenditures during January – November 2006 included:

Admin (Postal, Copies, Taxes)	\$ 783
Grounds Maintenance (mowing, supplies, landscaping)	\$11,160
Insurance	\$ 2,507
Professional Services (Manager, Accounting)	\$ 4,724
Repair & Maintenance (Entrance Gate, Sprinklers)	\$ 2,643
Special Projects (Christmas decorations, COP signs)	\$ 335
Utilities (Electric, Water, Gate Telephone)	\$ 5,188
To Reserve Fund	\$17,000
<b>Total</b>	<b>\$44,340</b>

## Annual General Member Meeting – Tuesday, January 16, 2007

The Springs At Stone Oak Owners Association's Annual General Member Meeting will be conducted at 7pm on Tuesday, January 16, 2007, at the rear classroom of the Falcon Bank on Stone Oak Parkway.

The agenda for the AGMM is included in the formal, written notice of the meeting each Owner receives, and is also available on our primary website's Community Calendar. The notice also includes a proxy form that can be completed and signed by those owners who are unable to physically attend the meeting.

Because the Association Bylaws require at least 51% (44) of the Owners to be present either physically or by proxy in order for the meeting and its actions to be official, it's imperative that owners either attend the meeting or provide their signed proxy to any Association Director or other Owner in good standing as their voting representative at the meeting. Members will vote at the 2007 AGMM to keep or reduce the current quorum requirement.

**Please note that as an incentive to attend the meeting physically or by valid proxy, one Springs owner will receive a credit of \$100 for their 2007 HOA assessment/dues through a random drawing to an owner who is either at the meeting or has provided a valid, signed proxy designating an Association Director or other Springs owner as their voting representative. *The credit will be awarded only if the January 16, 2007 meeting achieves a quorum.***

