

**Minutes of the Regular Meeting of the
Board of Directors of the
Finesilver Ranch Homeowners Association
January 21, 2009**

The regular meeting of the Board of Directors of the Finesilver Ranch Homeowners Association, a Texas nonprofit corporation (the "Association") was held at the Finesilver Ranch Clubhouse, 30 Finesilver Ranch Road, San Antonio, Texas 78254, pursuant to call by the Board of Directors.

Directors Present: Donal Dunbar, Lovetta McAlpin and Eddie Arguello, Donald Wallace

Directors Absent: Gabrielle Gelo and Shawn Morris

Also Present: Laurel Hinton of Association Management Services
David Mansfield – Safety Committee

Call to Order: The meeting was called to order at 7:15 p.m., the President being in the chair and the Recording Secretary present.

Approval of Minutes: November 19, 2008 Regular Board Meeting Minutes – Motion made and seconded to approve the minutes with the following changes: Lovetta McAlpin was absent; Donald Wallace was present; all agreed; motion carried.
December 17, 2008 Regular Board Meeting Minutes - Motion made and seconded to approve the minutes with the following changes:

- Budget Committee– (third bullet) – addition of: “*stated that the same must be honored*”.
- 2009 Approved Budget – (fifth bullet – COP) –addition of “*Actively works Friday and Saturday coverage for 2300 hours run by trained members*”.

All agreed; motion carried.

Financial Report – December 31, 2008:

The Board reviewed and accepted the financials with the following comments:

- Reserve Study– request as to what the ideal balance for 2008/2009 is identified as
 - Balance Sheet /Retained Earnings (GL 396000) – what do these amounts represent
- Financials to be filed at AMS with the Association documents.

COMMITTEE REPORTS

- Entry Lighting-Enhancement - A motion made and seconded to approve the Board purchasing lighting equipment not to exceed \$300 for the enhancement of monument/entry lighting. Should the cost for materials exceed this amount, the Board will re-visit this issue. All agreed; motion carried.
- Security Cameras - David Mansfield was present to verify the amount that was approved on the 2009 Budget for the replacement of security cameras at the front gate. There will be three out of the five cameras that will be upgraded with a better video capture card. This video system will be able to capture (on film) vehicles that are traveling up to a 30mph speed limit. The film will need to be checked every two weeks. D. Mansfield suggested that the COP volunteers incorporate this duty into their routines.
- Newsletter- 2009
 - Frequency - to be sent with quarterly statements. Statements are generally mailed two-three weeks prior to the due date each quarter.

January 21, 2009

Page 2

- Criminal Trespassing – Any vehicular misuse of the greenbelt area(s) – i.e., motor cycles, four-wheeling, etc may be reported to SAPD (207 7273) or by calling AMS (829-7202).
- Pellet Guns – Article stating that the use of these weapons by minors is dangerous and illegal (City Ordinance Prohibits Furnishing Air Guns to Minors –Article I, Sec. 21-14(a).
- Towing Policy- Towing Policy was signed and notarized. Once recorded, a copy will be mailed with the April statements. Homeowners will have thirty (30) days (from the date of mailing) to review prior to its implementation.

ADJOURNMENT: With there being no further business, the Board adjourned the meeting at 8:15 pm.

Donal Dunbar, President

Laurel Hinton, Recording Secretary