

Rancho La Cantera Homeowners Association
Board of Directors
2016 MEETING
June 4, 2016

Rancho La Cantera HOA BOD held their meeting on June 4, 2016, at 9:00am at First Community Bank,
470 E. Morrison Rd. Brownsville, Texas 78520.
Meeting Called to Order at: 9:00am

Members present were:
Kemp Dubea, President
Cynthia Dubea, Secretary
Armour Chambers, Treasurer

Guest: None

PREVIOUS MEETING MINUTES:

Previous Meeting minutes were read by Secretary. Motion was made and passed and approved.

FINANCIAL REPORT:

Bank Balance : \$3014.42
One member delinquent 2016 HOA fee. Lot 20, Blk 1.
One member overpaid, will issue credit on 2017 HOA Fee Invoice.

COMMITTEE REPORT:

Due to increased rainfall this year, additional mowing services were required to keep landscaping looking at its best.

OLD BUISNESS:

Areas of Discussion were:
Research allowable interest fee on all late balances, 6.07A., Effect of Non Payment of Assessment's., to include any attorney fees ,to be tabled for next meeting.

NEW BUISNES:

Areas of discussion:
Continue to try to collect from delinquent members for 2016 HOA fee's, continue to send statements.
Proposal for new mailbox to be ordered and installed for approximately \$1800, motion carried, passed and approved.
Will contact local post office to advise of delivery date of the unit to them for preparation of the box for installation.

The meeting was adjourned at 9:35am. Motion made by Kemp, moved and carried.
Next meeting: September 24, 2016

Respectfully submitted,
Cynthia Dubea
Secretary

**RANCHO LA CANTERA HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

AGENDA

June 4, 2016

09:00 am

First Community Bank

470 E. Morrison Rd.

Brownsville, Texas 78526

1. Meeting called to order
2. Confirm Quorum
3. Review Minutes from prior meeting
4. Financial Report
5. Committee Reports
6. New Business
7. Date and Time of next meeting
8. Adjourn

RANCHO LA CANTERA HOMEOWNERS ASSOCIATION

c/o 6102 Teak Avenue
Harlingen, Texas 78552

Notice of Board Meeting

May 25, 2016

A Board Meeting of the Woodland Oaks Homeowners Association has been scheduled as follows:

Date: Saturday, June 4, 2016

Time: 09:00 am

Location: First Community Bank

470 E. Morrison Rd.

Brownsville, Texas 78526

The meeting will commence promptly at 09:00 am and will end when all business has been completed or the meeting is adjourned. Please check in before the meeting begins. Check-in begins at 09:00 am.

Enclosed in this mailing is:

- 1. NOTICE OF BOARD MEETING**
- 2. AGENDA FOR BOARD MEETING**

If any items not included, please contact (956) 423-2224 immediately.

Sincerely,
Kemp Dubea
President
956-245-4478

**Rancho La Canterra Homeowners Association
c/o 6102 Teak Ave.
Harlingen, Tx 78552**

Copy

Sent Standard Mail

March 15, 2016

James L. & Mary M. Kersey
600 Morelos Ave.
Rancho Viejo, TX 78575

Re: Lot 15, Block 1

I am writing on behalf of the Rancho La Canterra Homeowners Association. On a recent site walk, it was noticed that your property trees and grass have become overgrown. The Covenants and Restrictions state all lots are required to be maintained and all yards must be cut/mowed a minimum of every three (3) weeks. Please refer to 4.24 , Landscaping.

It is our obligation and duty to enforce the standards of the Association and to ensure compliance on the part of all residents. We request that you have said lot cut/ mowed within ten (10) days of the date of this letter. Failure to do so could result in the Developer or the Architectural Control Committee to rightfully restore the lot, at the expense of the Owner. Such expense, together with interest, costs and reasonable attorney's fees shall also be the personal obligation of the owner of such property at the time when the expense became due. Please refer to 3.01, Exterior Maintenance.

Should you have any questions, please contact me at 956-245-4478. Thank you in advance for your assistance regarding this matter.

Best regards,

Kemp Dubea
President
Rancho La Canterra Homeowner's Association