Minutes of the Regular Meeting of
The Board of Directors of Silverbrook
May 29, 2014

The Regular Meeting of the Board of Directors of Silver brook Homeowners Association, Inc., a Texas nonprofit corporation (the "Association"), was held at Maverick Public Library, 8700 Mystic Park, San Antonio, Texas 78254 pursuant to call by the President of the Association.

Directors Present: Harold (Wade) Thomaston and Imelda Ray

Directors Absent: John Herrick

Also Present: Ricardo Matos, homeowner of 10327 Silverbrook
Lisa Dory of Association Management Services

Call to Order: The Meeting was called to order at 6:12 PM

Homeowner Forum: Ricardo Matos didn't have anything to address with the Board. He was present to observe the Meeting.

Approval of Minutes: A motion to approve the Minutes of the Board of Directors Meeting on March 18, 2014 as written was made, seconded and was unanimously approved.

Financial Report: The Budget Comparison and Balance Sheet for the period ending April 30, 2014 were reviewed by the Board. The report will be kept on file with the Association's records.

Delinquency Report: The delinquent accounts were reviewed by the Board.

Unfinished Business:

City to put in the Bike Lane – Lisa Dory reported that the City of San Antonio has said that installation of the bike lane will require an Engineering Evaluation and funding before it is adopted into the Program.
Swing Set in the Recreation Area – On hold until Recreation Area is fenced.
Pergola to the new pad at the Recreation Area – Tabled, the Board will continue their search for one.
Park Back Fence – The Board reviewed the estimates that they have and agreed that they need them to be re-worked to be equivalent with each other. Ricardo Matos volunteered to create a chart that will allow the bids to be compared.
Entrance to the Park – The Board reviewed the estimates that they have received and agreed that they need them re-worked too to be equivalent with each other. The Board will use the chart that Mr. Matos will create.
Inventory – The Board reported that the inventory is complete and a copy of it is in the shed. The Board will purchase a few containers to be able to organize what is in there.
Landscaping at the Entrance – Bids are still being solicited for the marquee and entrance to be spiffed up.
Sod at the Playground – On hold because of the SAWS restrictions.
COP Class – The Board reported that due to the lack of interest there will not be a class for just Silverbrook. The homeowners will be reminded about the class in the next newsletter.
Sign at the Park – The Board agreed to hold off on changing the sign at this time, but will look at it when the Recreation Area is fenced.
Pet Stations – The Board discussed the idea of adding Pet Stations to the Recreation Area. The Board agreed that it was not a good idea to have them because of the added trash, possibility of vandalism and that it states on the signage that pets are not supposed to be brought in the Recreation Area.
Garage Sale – The Board reported that the Community Garage Sale went well and that there were a lot of people who participated.

New Business:

ACC – The Board agreed that in the next Association newsletter a call for additional members would go out.
Lawsuit – The Board agreed to drop the lawsuit because of lack of evidence, no break in the curb and the sidewalk being the same.

Next Board Meeting: The next Board Meeting will be held on July 15, 2014 at 6:00 PM at Maverick Library.

Adjournment: There being no further business to discuss; the meeting was adjourned at 7:43 PM.

Lisa Dory, Recording Secretary

Harold Wade Thomaston