

Jacqueline Perkins

1. How would you address the parking issues? Fine policy, towing, method of enforcement.

To deal with neighborhood parking issues first communicate CLEARLY through the HOA portal and email what the rules and the consequences for breaking each rule.

Examples:

- 1) To deal with parking issues on the side of the street.

Cars can be in your driveway as long as they are in your driveway, not on the grass and not on the side of the street during the overnight hours of 2:00am to 6:00am in the morning, or daytime work hours 8:00am to 5:00pm. Guests can park in your private driveway during daytime hours. Delivery trucks, for example, Amazon, HEB delivery are no issue because they are quick drops. Why these hours? Parties last until 2:00am and no one should be parking in front of our houses during night hours. Fines should be written daily. Street signs should be posted for specific rules.

Now, what if a neighbor's guest park in front of another neighbor's house and you receive a fine. We want to promote peace among neighbors, so sharing pictures among one another can help.

Towing is a last result which should happen after a car has sat for 3 days straight which means it is probably broken. But, notify the car owner with a fine on the windshield one day before towing (day 2). We will need to depend on homeowners to notify of unknown cars in front of their homes.

2. How would you address Harpers Trace gate and entry in general? Manned or Unmanned.

Many of the home owners moved here because they thought it was a gated community which sometimes give an extra sense of security even if it doesn't really exists.

My thought on the gate is to close it daily at 12 midnight to 6:00am the next morning. Each homeowner can receive (2) remotes to enter along with a 4 digit

code. In addition to the swinging gate, also close the swinging gate and put a code on it. Right now, anyone can walk inside and out all day long.

There is another exit on the far east end of the neighborhood. Allow those gates to only give entry and exit using a remote. It currently only allows exits.

Create a third entry and exit just like the far east end of the neighborhood in the back somewhere with remote only.

All of these entries and exits should ease the amount of traffic on the main gate.

3. Speeding along Harpers Way, Preserve Way, Harpers Trace? Speed Bumps, Stop Signs, allow traffic enforcement.

There are already stop signs that should help. I believe a few speed bumps can help with speeding on Lake Palmetto Drive and other inside streets.

Traffic enforcement will be costly.

Another option could be to place digital signs showing speed as you pass on the main streets to remind you of not speeding.

There are a few law enforcers that live here. Maybe we can talk with them to see what they think.

4. Pool issues? Swim at Your Own Risk, enhancements.

Swim at your own risk is fine. All minors should have adults present anyway.

There are definitely some enhancements that need to take place. Some pool slides.

We can speak with the residents to get ideas to find out what they would like included.

The area should be available for rent for private parties, baby showers, birthday parties, etc. for residents. There should be someone there to man the area and answer questions in the office (additional fee) during parties, or the rules should be laid out as plain as possible to the resident whom will be responsible at that time. As far as a fee, \$500 reimbursable fee for any potential issues. If no issues, left clean and nothing was broken, money should be reimbursed. The pool and club house is included in the HOA fee already.

5. Front Yard Maintenance? Landscaper, keep, eliminate, alter.

The idea of a front yard maintenance is fine as long as they do a great job.

I believe homeowners would want to make their own decision on whether they want to maintain their own front yards or not.

If the HOA lays out a clear set of rules, for example, grass no more than a certain number of inches high or low, type of grass, type of plants, height of plants, etc. For example, sweet potato vines that can easily get out of control if not maintained. Cutting them within the circle of the tree and not allowing them to run on the grass will help. Another rule, cut and trim the yard weekly, no brown grass during the non summer months unless a severe drought, keep trees trimmed back, etc.

If the rules are broken give a warning, third warning turn back over to the front yard maintenance guys. We gave you that opportunity.
