

CAT MOUNTAIN HOMEOWNERS ASSOCIATION, INC

ANNUAL MEETING OF THE BOARD OF DIRECTORS

Date: March 2, 2005

Time: 10:00p

Location: Cat Mtn Clubhouse, 6007 Mt Bonnell Rd, Austin, TX , 78731

1. PRESENT: Mr. Browder, Mr. Grant, Mr. Joseph, Mr. Kline, and Mr. Oppenheimer; Ms. Warner; Mr. and Ms. Adkins; Mr. Ghaffari; Mr. Stringfellow; Ms. Block
2. ABSENT: N/A
3. CALL TO ORDER: 10:05p
4. ELECTION OF OFFICERS:
 - a. Mr. Joseph nominated Mr. Oppenheimer for President, seconded by Mr. Oppenheimer. Mr. Kline nominated Mr. Grant, who declined the nomination. The motion passed unanimously.
 - b. Mr. Joseph nominated Mr. Grant for first Vice President, seconded by Mr. Kline. The motion passed unanimously.
 - c. Mr. Joseph nominated Mr. Browder for second Vice President, seconded by Mr. Grant. The motion passed unanimously.
 - d. Mr. Oppenheimer nominated Mr. Joseph for Treasurer. Mr. Joseph declined. Mr. Oppenheimer nominated Mr. Kline for Treasurer, seconded by Mr. Browder. The motion passed unanimously.
 - e. Mr. Grant nominated Mr. Joseph for Secretary, seconded by Mr. Browder. The motion passed unanimously.
 - f. Board discussed final vote count from 2005 Annual Meeting to determine which Director would serve unexpired term. Candidate with lowest vote count will serve term. Mr. Browder will serve remainder of unexpired term.
5. OLD BUSINESS:
 - a. Contracts for tennis court and pool repair have been signed. Mr. Kline reported on contract for clubhouse skylight repair. He will request that contractor include additional written guarantees as discussed in contract.
6. NEW BUSINESS:
 - a. Discussion of Manager's salary for 2005. Mr. Grant indicated that 2005 budget includes a 2.6% increase in base salary to \$48,505. Mr. Grant moved to increase Manager's salary to \$48,505 retroactive to January 1, 2005, seconded by Mr. Kline. The motion passed unanimously.
 - b. Mr. Oppenheimer discussed meeting etiquette and provided several recommendations based on his observations:
 - i. Board members should not eat food during the meeting. Meeting times may be changed to accommodate Directors' schedules.

- ii. Board members should be seated such that they face guests during the meeting.
- iii. The Board should consider holding several meetings at alternate times (e.g., every fourth meeting could be held on a Saturday) to make the meetings more accessible to owners.
- iv. Board should receive and review all meeting materials before meetings so time during meetings is spent more efficiently.
- c. Manager asked Directors to arrange for their signatures to be recorded at bank for business authorization purposes. Directors will work with Manager to complete this request as soon as possible.
- d. Mr. Joseph asked that the Board discuss the membership of the Environmental Control Committee at a future meeting.
- e. Mr. Joseph stated for the record that he would abstain from voting on any motion or other Board business related to his Lot (5815 Sandalwood Hollow) and the Common Area adjacent to his Lot.

7. NEXT MEETING: March 14, 2005, 6:30p at the clubhouse.

8. ADJOURNMENT: 10:45p