

It has been approximately one year since I was promoted to the position of Executive Director for our wonderful Community Association. In that, I wanted to provide the community with a review of the year, (in a fun way), and thank everyone who has supported me in my role. It has been a busy year and as many years do, has flown by...

Top Ten CA Accomplishments for 2007

10. Contracted out our housekeeping operations resulting in cleaner facilities (thanks Maintenance of Austin, MOA) and financial savings for the Association. We have received numerous comments from our community concerning the enhanced appearance and will continue to work with our new partners, MOA, to continually raise the bar on the appearance of your facilities.

9. Hired a highly qualified Facilities and Landscape management team to oversee these important departments within the CA. I could write a novel on the multiple enhancements Tom's team have brought to our community. I am thankful for the professionalism and care they have given to each project they have tackled.

8. Moved to monthly Board workshops and restructured the process by which we handle the actual Board meetings in an attempt to better respect time and procedure. I believe our community will appreciate these changes and will notice a quicker turn around time on Board action to Association business.

7. Financially, we are doing well through our first zero subsidy budget and are on track to exceed our financial goals in both Golf and HOA. At the end of August, our projections for year end are to have subsidies in HOA of approximately \$280K and in Golf, \$152K. Further, according to the Reserve True-Up Agreement, these operating surpluses will be rolled into our reserve funds for 2008. Thanks to Ann, her team and to the Finance Committee for the bench strength, care and brain power they bring to this Association.

6. Hired great members to our Communications Department (Go Emily and Larry!!!) and have enhanced the look and professionalism of the Sun Rays and web portal. Communications is vital to our success, and I would like to go on record as saying our communications department is doing a fantastic job and are always looking at ways to serve SCT better.

5. Awarded the Accents restaurant space to Sparky's and are working on reducing our F&B related expenditures for the Association. We are using The Oaks as a meeting location which has been working well and once Sparky's has a chance to get established in our community, we will discuss future plans for The Oaks. Special thanks to the F&B Committee for all of their hard work and hours of dedication to this process.

4. Settled the Net Working Capital and the Reserve True-up agreements with the Developer. Thanks to everyone who was involved in these proceedings and special thanks to the negotiating teams and their commitment of time and talent to the Association. In matters such as these, I am truly thankful for the brain-power in our

community, that is willing to step up and commit their time and expertise to the good of all.

3. Enhancements were made to the Legacy Hills Park Pavilion and the addition of the Fishing Pier. This was truly an example of our wonderful residents, who took the time and effort to help out to beautify our amenities. Thanks to the numerous clubs and volunteers who made this project a success.

2. To provide enhanced communications to our community, and do so in a fun way, we added the Quarterly Updates. We have been blessed to have guest speakers join our staff for this informative meeting and have enjoyed handing out door prizes in the process. We have some great ideas to improve future meetings and would like to thank our residents who have attended or watched from home. We are always open to suggestions for ways to better serve you.

1. Our Association has continued to encourage resident participation in our business. This to me, this is huge. Our community is successful because of the love and dedication our residents (& staff) have for it. Our meetings continue to encourage openness, participation and input, all which are vital for our growth, success and future. It was a thrill for us to conduct the annual volunteer social, which seems to grow in attendees each year. As I tell new residents at the new Homeowner Orientations, get involved, understand your governance structure and most of all, have fun.

Not to get too mushy, but I love my job, my staff and the community I serve. From the bottom of my heart I would like to thank everyone who has helped me to succeed in my role, to give me advice when I need it, and firm scolding when appropriate. I have made some mistakes over the year and have learned from them. Let's have a great holiday season and thanks for making this a great place to live and work for all. Take Care, Jim