

BOARD OF DIRECTORS MEETING MINUTES

Location: John Wesley United Methodist Church, 5830 Bermuda Dunes Dr., Room A106, Houston

Minutes Prepared By: Bonnie Shows, Secretary

Board Members Present: Graham Sherlock, Allen Baker, Barry King, Bonnie Shows, Linda Intschert,
John Spire, Don Shackelford

Board Members Absent: Roger Nelson

Guests Present: Mark Shows

1. The meeting was called to order at 7:02p.
2. Roll was called and a quorum established.
3. Secretary's Report.
 - a. The minutes for June were provided in advance of the meeting via email. Barry moved to accept the Secretary's report; Linda seconded. Six For; one abstention. Minutes approved.
4. Treasurer's Report.
 - a. The financial reports for June were provided in advance of the meeting via email. All homeowners are up-to-date on payments. Linda moved to accept the Treasurer's Report; John seconded. Unanimously approved.
 - b. Financial statements for years ended 2016 and 2017 from Graffin & Co., PC were presented. Linda moved to accept the financial statements; John seconded. Unanimously approved.
 - c. Barry made a motion to the Board to authorize the Treasurer to execute the management representative letter to our auditor; Don seconded. Five For; Two abstained. Motion carried.
5. President's Report
 - a. Complaints and inquiries.
 - i. Two complaints regarding a camping trailer and work trailer parked on Benfer Road.
 - ii. One complaint regarding homeowner running a business from home causing a nuisance for parking for others.
 - iii. One complaint regarding construction of a patio without ACC approval.
 - iv. One inquiry regarding number of mosquito spray applications each week.
 - v. Two complaints of green pools on Benfer Road.
 - b. Wall Insurance. \$2200 is budgeted for wall insurance; \$1165 for liability. What does it cover? Is it necessary?
 - c. Wall repair on Mittlestadt and Strack Roads are successfully completed and satisfied. Line item for remaining wall repair will added to next year's budget. Graham and Don will examine the remaining walls and pillars on Strack Road.
 - d. Entrance lighting. Graham obtained a quote from T & J Contractors (James Blackshire) for \$638 for all work, including labor, to replace the lights illuminating the wall at the entrances of Mittlestadt and Strack Roads. Barry made a motion to accept the bid to begin immediately upon receipt of signed contract and liability waiver; John seconded. Unanimously approved.
 - e. Linda moved to accept the President's report; John seconded. Five FOR and one abstention; motion approved.

6. Website Committee Report. In Roger's absence, Graham will hold a meeting with the committee and Kellie Jovane for her input regarding a realtor's point of view for our website.
 - a. Bonnie is not getting email distributed to all board members
7. Deed Restriction Notification Cards. Linda met with Sean Towery regarding the ACC guidelines to include on the DRN cards. Linda submitted a report of what she is proposing for DRN cards.
8. Architectural Control Committee Report. Sean reported two projects completed and six new inquiries:
 - a. Window replacement for 2 residents (approved)
 - b. Gazebo addition (approved)
 - c. Fence replacement (approved)
9. Old Business. ACTION ITEMS:
 - a. (Roger) Distribute the March minutes of the Website Committee Meeting.*INCOMPLETE*.
10. New Business.
 - a. ACTION ITEMS:
 - i. (Graham) Call a meeting for the Website Committee and include Kellie Jovane.
 - ii. (Graham) Get a quote for the remainder of the wall on Strack Road.
 - iii. The repair of the light illuminating the sign board at Mittlestadt Road will be an additional quote.
 - iv. Graham will check what our wall insurance covers in our policy.
 - v. (All) Begin working on the 2019 Board elections.
11. Executive Session.

A motion was made to dismiss the current legal counsel (Sarah Gerdes) and retain new legal counsel (Tamara Simich) to represent the Home Owners Association; seconded by Barry. Unanimously approved.
12. John moved to adjourn at 8:36p; Linda seconded. Unanimously approved.