

THE WOODS OF WIMBLEDON  
BOARD MEETING  
FEBRUARY 8, 1995

The February 8, 1995 Board Meeting was held at the home of Dave Cooper. Neil Backes called the meeting to order at 7:40 p.m. Members present were Neil Backes, Ann Dowell, Dick Michael, Juan Septien, Dave Cooper, Max Allen, Mike Harvard and Sharon Morgan.

Ken Miller of the Architectural Control Committee (ACC) was present at the meeting and gave a brief history of the ACC and explained the procedures followed by the ACC and its function within the subdivision. (See Attachment) Neil Backes asked that a member of the ACC be present at each board meeting and that the member give a five to ten minute update on the past months architectural activity in the neighborhood. Ken will update the article regarding the ACC for the new directory that is to be printed soon.

Secretary's Report - Suggested changes had been made to the December 11, 1994 Board Meeting minutes. Dave Cooper made a motion to accept the December 11, 1994 Board Meeting minutes. Mike Harvard seconded the motion. All were in favor.

There were suggested changes to the January 11, 1995 Board Meeting minutes. These changes will be made and the minutes presented at the March Board Meeting.

Treasurer's Report - Dick Michael presented both the 1995 Annual Report and the January 1995 Report. There were no questions. Max Allen made a motion to accept the Treasurer's Report as presented. Juan Septien seconded the motion. All were in favor. Dick Michael reported on the amount of insurance for the board members. There is \$1,000,000 liability coverage for each member of the board. Dick Michael had received an invoice from the Cypress Creek United Civic Association for our yearly membership dues. There was no objection to our joining the Association for another year.

Legal Update - Jeff Ewalt has been in contact with Mr. Frankoff. Mr. Frankoff has sent \$600.00 by cashier's check of the \$1800.00 owed. Jeff Ewalt had called Mr. Frankoff and if Mr. Frankoff does not pay the remainder of the \$1800.00 within 48 hours (which will be Friday, February 10, 1995) then we will proceed with the lawsuit. The Tifilaj siding removal is progressing. Neil Backes will contact Mr. Tifilaj and inquire as to when the work will be complete.

Sign Update - Neil Backes got an estimate on the brick border for the signs at the entrances. The contractor gave an estimate of a flat rate of \$59.00 per hour plus materials and travel time. He estimates approximately \$500.00 for the job but he will not give a written estimate. The general consensus was that this could be a potential problem. Juan Septien suggested that another person give a bid. Neil Backes will follow up. The company that installed the signs and did not complete the work told Neil Backes to deduct the amount of \$500.00 for the borders from their invoice. Neil will put this in a letter to the sign company for verification.

**Deed Restrictions** - Dave Cooper contacted the resident regarding the loose dog. The resident said that they would try to correct the problem. Ann Dowell received a letter from a resident regarding 5103 Westerham. This address apparently keeps trash on the curb constantly. Ann gave the letter to Dave Cooper and he will send a deed restriction violation letter to the residents of 5103 Westerham. Dave Cooper will follow up on the complaint from last month's meeting regarding the trash problem on Wightman.

**Security** - Juan Septien reported that Harris County is becoming very strict about the permits for home security alarms. He wants the application form for permits attached to the next newsletter.

**Trash** - Ann Dowell reported that BFI did not know why the trash was not picked up on Thursday, February 2. BFI did come out and collect the garbage as soon as they were notified. BFI wanted to change our trash pick up days to Tuesday and Friday. The Board decided that the days for trash collection should remain Monday and Thursday.

Neil Backes will check with Polly Black about the status of the new directory for the subdivision.

**New lights for signs at entrances** - Dave Cooper was unable to reach his workman for an estimate. Mike Harvard was unable to get an estimate. Ann Dowell was able to get two estimates (see attached). It was decided that we needed at least one more bid from an electrician before proceeding with new lighting at the entrances.

Juan Septien spoke to the owner of Cypress Creek Pest Control regarding the renewal of our contract. It was decided that it would be helpful for someone from the Board to show the driver exactly how we want the spraying done. The owner of Cypress Creek Pest Control also suggested that each homeowner spray their backyards to help. Ann Dowell will compare last year's contract to the new contract and report at the next meeting. Ann Dowell needs to request additional wording in the contract so that they will spray each cul-de-sac twice and that they treat the dead end of Marblegate as a cul-de-sac.

**New Business** - Dick Michael reported that the processing fee policy for new and refinanced mortgages is now outdated. Dick suggested that we cancel this fee as the purpose of the fee has been accomplished. A motion was made by Max Allen to cancel the processing fee. Ann Dowell seconded the motion. All were in favor.

Dick Michael reported a problem with the fencing at the dead end on Marblegate. Six feet of fence on the Glass' property and ten feet of fence Dick's property is falling down. The Board needs to decide to either repair the fence or tear it down. Neil Backes and Dick Michael will look at the fence and report at the next meeting.

The next Board Meeting will be held on March 8, 1995 at the home of Ann Dowell at 7:30 p.m.

Dave Cooper made a motion to adjourn at 9:30 p.m. Max Allen seconded the motion. All were in favor.