

Call to Order at 7:01

Board Members: Brandon; Graham; Patti; Sally; Walter; Odilia; Kristin

Guests: Peggy Proctor; Mary May; [Mr.] May; Reuben Perez

Graham Motion to suspend to move to treasurer's report

- Patti second
- Unanimous vote

Treasurer's Report

- New Homeowners – Ruben Perez and Tiana Hall
- Motion to approve treasurer's report by Patti
- Second by Odilia
- All for except Graham who abstained having not reviewed

Public Comment

- Mary May –
 - o pothole on Middlesteadt; stop sign on Benfer;
 - o Streetlight repair number to be given to Odilia; reporting agency needs location and number of lightpole
 - o Sprinkler's out in []; needs to be reported
- Ruben Perez – ACC Appeal to be handled in New Business
- Peggy Proctor Needs PDF Copy of ACC Request Form | Peg.proctor@gmail.com

Secretary's Report

Motion to table June Minutes by Patti

- Odilia Seconded
- Unanimous approval

President's Report

Motion for short pay of Texas Pride Bill by Graham

- Second by Patti
- Discussion:
 - o Texas Pride failed to collect recycling materials one week this month. Evaluating short pay vs. request for rebate. Ultimately decided to full pay this month and request rebate.
 - o Graham motion amendment – full pay this month with request for rebate of next month's bill
 - o Second by Patti
 - o Unanimous vote
- Unanimous vote carried motion as amended

Update on Enforcement Actions:

- Dead Palm Trees – No contact; Walter requested copy of the physical DR Violation Notice Card
- Auto Body Repair – Sally reported that it had been addressed and was no longer an issue

Motion to accept Odilia's resignation as president – Brandon

- Second by Patti
- Discussion:
 - o Motion to table acceptance of resignation by Graham
 - o Brandon seconded
 - o Unanimous vote to table

ACC Report

- Perez request to cut 3-6 trees; Painting brick; Work completed – Request Denied subject to appeal
- Proctor needs physical form to submit the request
- Pool request – approved and work started today

Old Business

- Palm trees by Barry's house; Assigned to Walter waiting on form
- Palm trees on Rose Cottage – assigned to **[unknown]**; not actionable – in the backyard not visible
- Dead tree at corner of Marble Gate and Benfer; assigned to [did not catch this]; pending, no contact to date

New Business

Kristin moved to reimburse Bonnie for Dropbox professional

- Odilia seconded
- Unanimous approval

Kristin moved to authorize Brandon to figure out payment

- Patti seconded
- Unanimous approval

ACC Appeal

ACC Summary

Mary May presented the case for the ACC. Their position can be summarized as follows:

- The painting scheme for the trim, brick, and garage was not in line with the general design aesthetic of the neighborhood
- The trees appeared to be neither diseased nor a health and safety concern, and as such were not in need of removal

Ruben Summary

July 11 ACC Request, letter, pictures and (other) were sent to Steve Kleough requesting the following:

- Brick treatment; german schmear;

- trim siding and stucco white.
- front door trim and shutters black;
- remove 3 trees that were dangerous based on an arborist opinion safety of neighbors and family.
-

The opinion was not produced, but appellant stated that he would produce the same to the board and understood that no decision would be made prior to its receipt.

Summary of 7/12 Denial:

- Delivered by Michelle Smith –
- welcome to neighborhood;
- stated a preferred trim color and style and that black not in the color palette

Same day Appellant made a request for reconsideration.

7/13, ACC affirmed their denial and delivered a copy of the Minimum Standards

Appellant cited the following houses with similar treatment –

- Black doors, black trim: 15111 Benfer ; 5115 Westerham; 15026 Benfer black door;
- White stucco: **[unknown]**
- painted brick: **[unknown]**

ACC Rebuttal:

- The work was already complete and the brick treatment was not German Schmear
- Removal of up to 3 trees are approved

Executive Session at 8:20

Out of Executive Session at 8:58

Kristin motion for reimbursement

- Patti second
- Unanimous

Brandon motion to accept the resignations of Odilia and Patti as President and Vice President respectively

- Graham seconded the motion
- Unanimous

Brandon, from the floor, called for special meeting two weeks from today to discuss election of new officers and ruling on appeal.

Motion to adjourn by Sally

- Odilia second
- unanimous vote in favor