

# The Woods of Wimbledon Civic Association, Inc

P.O. Box 15109, Spring, Texas 77391-1509

## Board of Directors Meeting Minutes

January 14<sup>th</sup> 2016

Location: Cypress Creek Christian Community Center, 6823 Cypresswood Drive, Spring, TX 77379

Prepared by Graham Sherlock, Secretary

Board Members Present: Michael George, Graham Sherlock, Allen Baker, Steven Frankoff, Sam Al-Khudhairi.

Board Members Absent: Kara Ellis, Barry King, Don Shackleford.

Guests present: None

The meeting was called to order at 6.55pm and quorum was achieved.

1. The minutes for the October 2015 meeting were reviewed and were approved unanimously.
2. Treasurer's report.
  - a. At year end there was 4% more income than forecast and spending was 3% under.
  - b. 46 households have paid their dues so far for 2016.
  - c. 4 households have requested payment plans.
  - d. There is one household on an 18 month plan carrying over from 2015.
  - e. No more 18 month plans will be agreed.
3. ACC report
  - a. The house that caught fire and was demolished. The owners have submitted architectural plans to the HOA and these are being considered.
  - b. The home that had the oil spill have made efforts to clean and tidy the property.
  - c. 1 new roof was approved. The new roof is a direct replacement using the same materials and color shingles.
4. The financial review agreement is the same as for the last four years and the price is unchanged. Allen moved to approve it, seconded by myself and unanimously approved to allow Allen to sign the acceptance letter.
5. Bank Account.
  - a. Currently named on the account are Georgia & Allen. Allen will contact the bank with the change in officers.
  - b. Allen moved to approve change in signatories. Sam seconded. Unanimously approved.

6. Meeting date.
  - a. Barry is unavailable the second week of each month. It was agreed to move to the third Thursday of each month.
7. Various administrative matters
  - a. A solution is needed for the storage of Christmas decorations & other items.
  - b. There are a number of storage boxes containing old paperwork. These should be digitized to reduce risk of losing them – previous records were lost in years past.
8. 2016 Tasks
  - a. Wall repairs. Mike to bring timetable of actions to next meeting.
  - b. Neighborhood Directory. Need to create and publish a paper copy with names & addresses. People to be given option of adding phone numbers.
  - c. The website is subject to the Board's approval. We are grateful to Mark Nisula for his work with the website but the Board must engage more and direct the content. The Board will review the website before the next meeting so that we can discuss at the February meeting. An idea was floated to attract paid advertising.
  - d. Entrance plantings – a Board member is needed on the sub-committee.
  - e. The notice board needs to be repaired or replaced.
  - f. A letter was circulated regarding the Women's group. It is hoped that Block Captains will emerge from their meeting.
9. By-law amendments.
  - a. A meeting must be held to solicit input from homeowners. There will be no voting at this meeting.
  - b. The Board will review the input and decides what will go forward for a vote.
  - c. The vote will be for the 11 prior amendments that were ruled invalid in 2014 plus any new ones that arise from the meeting.
10. Annual Garage Sale – Sam suggested the Women's group may want to organize it.
11. Entry Lights
  - a. One of the entry lights has stopped working and is too corroded to be repaired. The Board unanimously approved replacing it.
12. Welcome letter
  - a. Starting immediately, all new homeowners will receive a welcome letter from the WOWCA President.
  - b. An email will be sent to all homeowners announcing new neighbors.
13. Adjournment.
  - a. A motion to adjourn was made by me and seconded by Sam. Adjourned at 9.15pm.