

# *The Woods of Wimbledon Civic Association*

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

## BOARD OF DIRECTORS MEETING MINUTES

MARCH 7, 2012

Location: Pannell Residents, 15014 Benfer Rd, Houston, TX 77069

Minutes Prepared by: Mark Nisula

Board Members in Attendance: Mike Pannell, George Clifton, Barry King, Mark Nisula, Polly Black, Patsy Hunt, Melissa Hunt, Ken Lindsay

Meeting was called to Order at 7:31 PM.

1. Mark Nisula presented the February 2012 meeting minutes:
  - a. There was discussion of amending item 10.
  - b. George Clifton made a motion to approve the February 2012 meeting minutes. Patsy Hunt seconded the motion, the motion carried.
2. Next Board Meeting to be Wednesday, April 4, 2012.
3. Mike reported that Nancy Shakin had taken down the decorations, and Barry King added that the bankruptcy is no longer in effect
4. Barry King presented the Treasure's Report:
  - a. Joshifen Pacheco is on a payment plan for the 2012 Maintenance Fees. They will be paid out over 4 installments.
  - b. Filed suit against John Snider and Nancy Shakin for outstanding past due Maintenance Fees. Both suits are pending confirmation from legal council. Legal Fees for both suit have also been billed.
  - c. Discussion was over the formatting of the budget sheet.
  - d. Polly Black made the motion to accept the financial report as presented by Barry King. Melissa Hunt seconded the motion, the motion carried.
5. Mike Pannell reported that the Architectural Control Committee had not received any request in February.
6. Mike Pannell confirmed that the Mosquito Spraying contact has been signed.
7. Barry King talked about the Self Storage Facility on Middlestedt Rd at Benfer Rd.
8. There was Discussion about the billing and contracts that were with the Lawn Service.
9. Mike Pannell advised that we were schedule with the company that will be providing the curb numbering, and it should be sometime in April.
10. Mark Nisula gave a briefly update about the website.
11. Barry King advised that he had consolidated the financial records. George Clifton discussed getting together the records we wanted to have scanned to try to estimate the cost.
12. Barry King advised that the Federal Tax Return had been filled and the association owed approximately \$76.00.
13. Mike Pannell lead discussion about the height limitation of 6 foot:
  - a. There was discussion about raising the height requirement of the fence to 8 foot.
  - b. Barry King proposed that the revised deed restrictions (if approved) shall have the fence height limitation set at 8 foot. A majority was in favor.

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14. Mike Pannell advised he would notify the resident whose fences are over 6 foot in height about the proposed revision in the deed restriction. However the Association will retain its enforcement rights.
15. There was discussion about the house at 5131 Wightman Court regarding its occupational status. The deed restrictions only allow for Single Family Dwellings. Mike Pannell advised he would speak with the owner to obtain more information on there occupancy status.
16. Patsy Hunt made a motion to adjourn the meeting. Melissa Hunt seconded the motion, the motion carried.

The Meeting was Adjourned at 9:14 PM.

Next Meeting Date, Time, and Location: April 4, 2012, Mike Pannell House, 15014 Benfer Rd, Housotn, TX 77069 @ 7:30 PM.