

Southwyck Community Association  
Minutes, Board of Directors Meeting  
April 5, 2018

A regular meeting of the Southwyck Community Association Board of Directors was held on April 5, 2018 at the Calvary Baptist Church, 3302 County Road 89, Pearland, Texas. Board members present: Helen Bilyeu, John Fisher, Sangeeta Bakshi and Vanessa Helmer. Residents: Jason Wilson, Gareth Williams, Kathy Tydelski, Scott Feules, Kathleen Blount and Kathy Dooley of Community Management Solutions. A quorum was verified and the meeting called to order at 6.30pm.

Homeowner input: Mr. Wilson inquired about fence replacement plans and referred to a system used in his neighborhood. He was anxious that this system (concrete base with PVC pipes running through) should be kept in the event of any replacement as it helped enormously during Harvey and in some cases prevented flooding. Helen assured him that while fence replacement is on the priority list, timing and order of this project yet to be finalized. Ms. Tydelski raised question of entrance to Northfork. Ms. Blount spoke about Monuments at Southfield – doesn't see the need for them to be done. Helen reassured Ms. Blount that there were no plans to replace for the time being.

Secretary's Report: The minutes of the March Board meeting were reviewed. A motion was made to approve the March minutes, was seconded and passed.

Treasurer's Report: The March financials were reviewed. A motion was made to approve the March financials, was seconded and passed.

Business: Purchase of flag service for 2018 (Boy Scout Troop 446) approved.  
Request to use park approved.

Contested water bills and meters issue has finally been resolved with City of Pearland. Pasadena Fence Co's bid to replace perimeter fencing along south side of Southfork Drive (b/w Morgan and Cullen) was confirmed by all Board members via email before the meeting but confirmed and ratified once again in the meeting. Letter and easement document sent to relevant/affected homeowners on March 28 but as yet, no response or questions from anybody. Helen suggested sending email. Kathy will follow up with email or call.

Kathy wanted thoughts on fixing volleyball net. Suggested getting a quote to get some new rings welded onto post as replacing posts deemed an unnecessary expense. BRI to come out and look at and quote for repointing mortar, brick replacement and re-grouting steps at pavilion in park.

Water fountain/foot station replacement discussed and Kathy D raised issue of minor flooding around foot wash station.

Project list reviewed and priority order confirmed.

Letters to go out to homeowner about vines growing on fences - request that they be removed.

Southglen monuments: Helen suggested a metal signage in front of monuments. Will discuss with Rafael about design.

Landscaping discussed for Southglen planters. Nothing to be done yet but Chris to go ahead and remove bushes, clean up area and then can discuss what to do.

Executive session: Ms. Tydelski wanted to clarify payment of assessments which she argued should be paid as the master receives them. Kathy explained that she is working on getting payments done on a monthly basis to the various sections. Ms. Tydelski wanted clarification on report dates. Kathy invited Ms. Tydelski to CMS office to run through reports. Ms. Tydelski then left and the Board discussed collections and pending legal actions. There being no further business, the meeting was adjourned.

Vanessa Helmer, Secretary