

**MINUTES OF THE BOARD OF DIRECTORS MEETING
TWIN OAKS VILLAGE COMMUNITY ASSOCIATION, INC.**

**November 20, 2014
11201 Lake Woodbridge
Sugar Land, Texas 77498**

CALL TO ORDER AND ADOPT AGENDA

A quorum having been established, Mr. Tice called the meeting to order at 6:30 p.m. Board members in attendance were Rob Tice, President, Paula Urban, Vice President/Treasurer and Brian Planz, Secretary. Also in attendance, Ry Reid, PCAM, CMCA, AMS and Nanci Flores, representing Sterling ASI. Mr. Planz made a motion to accept the agenda as corrected, second by Ms. Urban.

MEETING MINUTES REVIEW

The Board reviewed the October 29, 2014 Board Minutes and a motion was made by Ms. Urban, second by Mr. Planz to accept as amended with corrections. Also reviewed were the November 6, 2014 Town Hall Meeting Minutes. Ms. Urban made a motion to approve the minutes as amended with Mr. Planz second, all in favor.

EXECUTIVE SESSION

The Board convened into Executive Session at 6:55.

The Board discussed with a resident \$75.00 in Deed Restriction Fines for trash cans being out prior to collection day, lawn weeds and failing to repair ruts in the yard. Homeowner stated that tenant did state the trash can was not theirs, all residents had weeds in their lawn and although granted time to repair the ruts which was not completed in the approved time, the fault is not the tenants. Also discussed was the violation of the garage door color being out of compliance.

The Board convened back into the General Business session at 7:14 p.m.

FINANCIAL REPORT

The Financial report for October 2014 was reviewed.

OLD BUSINESS

Pool Gate Equipment – Tabled until January. Ms. Urban stated that she would like to have the matter resolved by May for the 2015 pool season. Ry Reid is to obtain a second bid for installation to present to the Board at next meeting.

NEW BUSINESS

Monument and Pavilion Power Wash

Monument Cleaning – Entrance and Splash Pad completed. Orchid Ridge Pavilion rescheduled to the following week.

Landscape Package

Bids received and reviewed by Silversand Services, \$173,176.55; US Lawns, \$147,874.23; Monarch, \$145,544.90; Junction Landscape, \$133,880.00; IMS Landscapes, \$132,608.58; Greater Houston Landscaping, \$109,804.47 and Happy Grass, \$97,316.75. Ms. Urban made a motion to interview IMS

Landscapes, Monarch and Junction Landscapes in December before making a decision. Second by Mr. Planz

Splash Park Wrought Iron Fence Removal

Completed. One hole remained to be filled in which will be completed the following week.

Clarendon Bend Sidewalk

Still in progress at time of meeting.

Painting of swing at Branford Park and Pool

Completed and the graffiti has been removed.

Highland Oaks Fountains Electrical Repairs

The Board reviewed a proposal for \$2,300.31 to repair the electrical at the fountains. The Board tabled this until the next Board Meeting.

Highland Oaks Leak issue

The Board reviewed a proposal to repair the leak in the urn fountains at Highland Oaks Entry. The Board tabled this until the next Board meeting.

Common Area Tree Trimming

The Board tabled the proposals until the next Board meeting to be contingent on new landscaping company.

Christmas Decorations

It was decided Mr. Tice will begin setting out decorations the following weekend and will be assisted by Mr. Planz and Ms. Urban upon their return to town after the holiday.

The Board moved into Executive Session at 7:42.

EXECUTIVE SESSION

The Board reviewed the Attorney Status Report, the Delinquency report and the Deed Restriction Reports. Ry Reid is to review the Attorney Status Report and email to Board before meetings going forward as well as delinquencies 120 days or older. The Big Oaks MUD Constables report had not been received Mr. Reid by meeting date to be reviewed.

The Board discussed the issue of waiving fines for the trash cans, lawn weeds and lawn ruts. The Board declined to waive the \$75.00 in fines for this account.

The Board discussed an ACC Application for a driveway extension that was previously denied by the ACC Committee. The Board reviewed the Application with all information submitted. The Board did agree to approve the driveway extension but the extensions could not be between the sidewalk and the curb. The Board also reviewed the sample submitted by the homeowner and it was approved as well. Also discussed was an ACC Application previously denied by a homeowner who wished to move his fence forward for privacy reasons. The Board agreed that the application was to remain as denied.

The Board adjourned from Executive Session back to the General Meeting at 8:04 pm.

The next Board Meeting will be January 22, 2015, 6:30pm at 11201 Lake Woodbridge, Sugar Land, Texas

77498.

With no further business to come before the Board, Ms. Urban moved that the meeting be properly adjourned at 8:04 pm; with Mr. Planz second, and the motion passed unanimously.

Brian Planz, Secretary