

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

**August 27, 2015
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 7:06p.m. Board members in attendance were Rob Tice, President, Paula Urban, Vice President/Treasurer, Brian Planz, Director and Max Olguin, Director. Also in attendance, Ry Reid, PCAM, CMCA, AMS representing Sterling ASI.

Mr. Tice appointed Mr. Planz the Secretary for the meeting as Ms. Stephens was not present.

Mr. Planz made a motion to accept the agenda, second by Mr. Oguin

Ms. Sonyan Stephens, Secretary arrived at 6:42pm.

Homeowners in attendance: Mr. Deju Akinyemi was present.

The Board convened into Executive Meeting at 6:54pm.

COMMUNITY FORUM

No questions were asked by the Resident.

MINUTES REVIEW

The Board reviewed the July 23, 2015 meeting minutes. Ms. Urban made a motion to approve the July 23, 2015 Meeting minutes as corrected and Ms. Stephens second and the Board approved.

FINANCIAL REVIEW

The Board reviewed the July 2015 Financials.

NEW BUSINESS

Insurance Proposal

The Board approved the BCH Insurance proposal for the 2015-1016 Coverage. This policy will also include a \$15Million Umbrella Policy.

Pool Hours

Mr. Olguin stated that he had spoken with a few residents and they would like to have the pool hours extended in September to weekends only. Mr. Olguin made a motion to increase the pool hours for September to weekends only. The motion failed due to a lack of a second.

The Board reviewed the new pool company's proposal (Trident Pools). Mr. Planz made a motion to accept the contract and Ms. Urban second and the Board approved the contract.

The Board reviewed the Audit Engagement letter from Joe Stoller, CPA to complete the 2015 Audit and Taxes. Ms. Urban made a motion to accept and Mr. Olguin second and the Board approved the audit.

Fall Festival Preperation

The Board requested that a cotton candy machine and Pop Corn machine be ordered for the Fall Festival. Plans will be made to feed approximately 300 people.

2016 BUDGET REVIEW

The Board reviewed the Operating Budget for 2016. The Board did approve a cost of \$2,350 for a Reserve Study and a cost of \$470.00 for an update in two years. The Board increased the funds to have the pool open on Tuesdays. Ms. Urban made a motion to accept the 2016 Budget as changed, Mr. Planz second and the Board approved the 2016 Budget.

Mr. Olguin made a motion of \$522.00 for the 2016 Assessments. Ms. Stephens second and the Board approved.

EXECUTIVE SESSION

The Board adjourned to Executive Session at 6:54pm.

The Board discussed an issue a resident had concerning the submittal of a shed for approval. The resident stated that he spoke with a Sterling Employee in February 2015 and that he submitted the form for the shed. The resident also stated he received the form back requesting more information. The resident also stated that a Sterling Employee told him it was submitted to the ARC Committee for review. The Board requested copies of all emails the resident has with conversations with Sterling Employees. Resident stated he would submit all back up documentation to the Board for review. Resident stated their account was sent to the attorney for legal action and he has been charged legal fees. The Board stated they would wait for the resident to submit information and then the Board will review and provide a decision within 7 to 10 business days.

At 7:30pm the Board adjourned from Executive Session and entered into General Business.

The Board adjourned the Executive Session at 9:07pm and convened back to the General Business meeting.

The next Board Meeting (2016 Budget Meeting) will be August 27, 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 9:08 pm; with Ms. Stephens second and the motion passed unanimously.

Sonyan Stephens, Secretary