
MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS OF SOUTHWYCK COMMUNITY ASSOCIATION, INC. HELD ON APRIL 3, 2014 AT 3302 COUNTY ROAD 89 PEARLAND, TEXAS 77584 AT 6:30 PM.

DIRECTORS PRESENT

John Fisher, President
Larry Smith, Secretary

Helen Bilyeu, Vice President
Kurt Evenson, Treasurer

IN ATTENDANCE

First Service Residential representative Tami Snell, community manager.

CALL TO ORDER

Due notice of the meeting was given and a quorum being present, the meeting was called to order. The president, John Fisher, presided and Tami Snell, managing agent assisted in recording the minutes.

ADOPTION OF AGENDA

On a motion duly made and seconded, the agenda for the meeting was adopted as presented.

CONSIDERATION OF MINUTES

On a motion duly made and seconded, the minutes of the meeting of the Board of Directors held March 6, 2014 were approved.

TREASURER'S REPORT

Upon a motion duly made and seconded, financials year to date were approved.

Upon a motion duly made and seconded, the FirstService Residential Management Fees schedule was approved.

Upon a motion duly made and seconded, the Section Funds Transfers were approved.

Board has requested March financials as soon as possible.

Helen Bilyeu asked for a report on the maximum insurable cash flow dollar amount.

PRESIDENTS REPORT

No report at this time.

MANAGEMENT REPORT

Tami Snell reported on the inspection report, lighting inspection and monthly projects.

Upon a motion duly made and seconded, the board approval for Tami Snell to approve routine maintenance expense in the amount not to exceed \$1,500.

Upon a motion duly made and seconded, the board approved the Brick Restoration proposal for the amount of \$5,830.00, to construct a brick monument sign in the Lake Park.

Upon a motion duly made and seconded, the board approved Camp Gladiator to host training classes in the Lake Park starting May 26th for a three month trial.

Tami Snell will procure price quotes for power washing the wall on the south side of Northfork and the west side of Morgan. The entrance wall at Lakecrest repairs to be included in the price.

Tami Snell needs to contact Lake Pro about how best to separate the meter for the lake pump.

EXECUTIVE SESSION

Executive session was called to consider actions involving personnel, pending litigation, contract negotiations, enforcement actions, matters involving invasion of privacy of individual Owners, or matters that are to remain confidential by request of the affected parties and agreement of the Board.

RECONVENE OPEN SESSION

Sterling Crossing needs to be mowed twice a month and billed to Master.

Upon a motion duly made and seconded, the finance charges, as they relate to the Master fees, are approved to be removed from homeowner accounts.

Tami Snell will have Trisha Farine to prepare a document for homeowners on Morris Drive. This document will allow Master to remove what was the 'common wall' and replace with wood picket. The homeowner will assume responsibility for the fence.

ADDITIONAL BUSINESS

Invite Trisha Taylor Farine to the May 8 meeting of the Board of Directors.

Helen Bilyeu would like a list of board of directors, emergency contact information for vendors and First Service contact information to be included in the board packet each month. Also an updated annual calendar will be included in monthly board packet.

SCHEDULE NEXT MEETING

The next meeting of the Board of Directors will be held on May 8, 2014 at 6:30 P.M. The meeting will be held at the Calvary Baptist Church, located at 3302 County Road 89, Pearland, Texas 77584.

ADJOURNMENT

There being no further business the board adjourned at 9:00 pm

Respectfully Submitted by Tami Snell



Approved by Chairman



Recording Secretary

MAY 8, 2014

Date