

Southwyck Community Association  
Minutes, Board of Directors Meeting  
1 September, 2022

A regular meeting of the Southwyck Community Association Board of Directors was held on 1 September, 2022, via teleconference. Board members present: Helen Bilyeu, John Fisher, Vanessa Helmer and Rick Nelson. Residents: Raquel Ware, Cathie Tydelski. Others: Kathy Dooley of Community Management Solutions. A quorum was verified and the meeting called to order at 6.30pm.

Homeowner input: Ms Tydelski informed the board that Section 1 have a new community manager. Ms Dooley confirmed she was aware of this and that she has the relevant contact information.

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

Email votes to ratify – A motion was made to ratify the email vote taken to approve Big Boy irrigation repairs, was seconded and passed.

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

Business: Emerald Pointe fence bids - Pasadena bid received, MonSer bid not complete - need to finalize cost of applying a clear seal to fence and a third company resubmitting bid after misreading initial instructions. Ms Bilyeu requested that Ms Dooley get one more quote. Ms Dooley to contact Bayou City Fence to see if they would be willing to submit a bid.

The board reviewed BRI repair quote for Edgewater Estate perimeter wall. A motion was made to approve the bid, was seconded and passed.

Ms Dooley discussed insurance findings - there is seemingly a doubling up of insurance as Section 1 and 4 have their own insurance policy for pool and playground. Ms Tydelski clarified that Section 1 does not carry any insurance for pool and playground and relies on Master insurance to cover those. Ms Dooley to talk to Section 4 board and explain situation so that they don't carry any unnecessary insurance policies.

Ms Bilyeu highlighted a possible sprinkler problem at Sunset Park that a resident pointed out to her. Ms Bilyeu will send photos to Big Boy so they can investigate.

The board agreed to hold off on hosting any events this year.

Executive session: The board discussed collections and pending legal actions. There being no further business, the meeting was adjourned.

Vanessa Helmer, Secretary