

**FLEETWOOD PROPERTY OWNERS ASSOCIATION, INC.**

Minutes of the Regular Board Meeting

July 11, 2018

**CALL TO ORDER**

The Monthly Board of Directors Meeting of the Fleetwood Property Owners Association was held on the above date at the offices of Crest Management located at 17171 Park Row Suite 310, Houston TX 77084. Director Dyson called the meeting to order at 6:40 p.m.

**Present:** Laura Jones, Vice President  
Sharon Swanson, Secretary  
Donna Haines, Director

Brian Hefty, Treasurer  
Elaine Dyson, President (via phone)  
Debbie Spaw, representing Crest Management Company

**MINUTES**

Minutes of the June 20, 2018 meeting were presented for review. A motion was made, seconded, and carried to approve the minutes without correction.

**COMMITTEE REPORTS**

***ACC***

Director Swanson reminded the Agent once the ACC committee has made a decision on an application she will request Crest Management to send the letter to the homeowner to avoid confusion if the application is approved or denied.

Director Swanson requested a copy of pending Exterior Modification Requests to be added to the board packet.

***LANDSCAPE & IRRIGATION***

Director Haines reported the following:

- It has been determined the hole at the corner of Crossroads and Memorial was done by AT&T. She asked the agent to reach out to AT&T again then contact 211 at the City of Houston; and
- Approved the remainder of Texas Landscape invoice of \$2524.93.

***SECURITY***

Director Dyson reported the following:

- On June 27<sup>th</sup>, there were a few items stolen from various properties
- Reminded everyone the security agreement with Fleetwood West will be ending July 18<sup>th</sup> so there will no longer be any weekend guard duty
- She is getting a quote from a prior guard to handle security for the community

***TRASH SERVICES***

Director Swanson reported the following:

- Texas Pride continues to forget to pick up several residents' refuse.
- Texas Pride has been responsive when called to pick up forgotten garbage and recycling.

***WALLS, STREETS, ALLEYS, SEWERS & LIGHTS, MISC.***

Director Jones reported the following:

- The thirty-two (32) lights out on the walls and two (2) on the monuments still need to be tested. She is working on having these replaced or fixed.
- The electrician will be contacted to assess the lighting issue.

**TREASURER**

- The financial statements for the period ending June 30, 2018 were reviewed. Total cash was noted as \$341,755.56 Assessment Receivables totaled \$52,170.11 including \$25,282.733 in outstanding 2018 maintenance fees. Agent advised the Association was 92% collected.

**BUSINESS**

The Board discussed when citations should begin for yard and landscaping violations. After discussion, the Board agreed to start November 1<sup>st</sup> to cite for landscaping to meet community standards. The Board also agreed not to cite dumpsters in the front. If as dumpster is located in the alleys, residents will be cited.

The Board agreed to cite for grass or weeds over 6" tall. If lawns are cited, the Board does not want the citation to treat and remove the weeds in the lawn. The citation should be to mow, edge and weed your yard.

Agent noted the Crest renewal contract has been placed on hold until the Board can meet with Bill Higgins. for Crest Management. She noted the monthly fee is not increasing but the cost to mail annual statements would be increasing from \$3.00 to \$4.00. The Board will review the contract and discuss at the next board meeting.

**ENFORCEMENT ACTION REPORT**

The June 2018 Inspection Report was presented to the Board for review. Director Swanson noted there were several violations cleared and should not have been. She asked the Agent to go back to the May report and any violation cleared to be re-instated.

**COLLECTIONS**

After reviewing the June delinquent report, the Board agreed to continue the collection process on all the two-year delinquent accounts.

**LEGAL STATUS REPORT**

The June, 2018 Legal Status report was presented for review.

**ADJOURNMENT**

There being no further business to come before the Board, the meeting was adjourned 8:30p.m.

**APPROVAL**

  
\_\_\_\_\_  
Authorized Officer

8/8/18  
\_\_\_\_\_  
Date