

**MINUTES OF THE BOARD OF DIRECTORS MEETING  
TWIN OAKS VILLAGE  
June 25, 2019  
11201 Lake Woodbridge Drive  
Sugar Land Texas 77498**

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**CALL TO ORDER AND ADOPT AGENDA**

A quorum having been established, Mr. Planz called the meeting to order at 6:30p.m. Board members in attendance were Brian Planz, President, Paula Urban, Vice President/Treasurer, Sonyan Stephens, Secretary, and Kathy Falkenbury, Director Flor Nelson, Director. Also in attendance, Bernita Armstrong, PCAM, CMCA, AMS representing Sterling ASI.

Ms. Urban made a motion to accept the agenda, second by Ms. Stephens, all in favor, motion carried.

**Homeowner Forum-**

Homeowner was in attendance to discuss the letters he had been receiving for the ruts on the side of the driveway. The homeowner stated the reason he has the ruts is because the neighbors park their vehicle in front of his driveway and that is the only way for him to get out without hitting the neighbor's car. He stated that he could repair the ruts but the problem will still exist, Mr. Planz suggested that he contact the Sheriff Department and consider putting in a concrete extension. The homeowner stated he will put grass in at this time.

**ELECTION OF OFFICERS**

Motions were seconded and carried for the following positions:

Brian Planz-President  
Paula Urban-Vice President/Treasurer  
Sonyan Stephens-Secretary  
Kathy Falkenbury-Director 1  
Flor Nelson-Director 2

**MINUTES REVIEW**

The May 14, 2019 minutes were reviewed with corrections. P. Urban made a motion to approve, S. Stephens, seconded the motion, all in favor, motion carried.

**FINANCIAL REVIEW**

The May 31, 2019 financials were reviewed in detail.

**OLD BUSINESS**

**Spring Festival-**

Paula Urban stated that the Spring Festival was a success, and that all of the vendors that were selected for the event did a great job. She would like to keep the party for the 1<sup>st</sup> Saturday in June because it gives the pool company enough time to open for the season.

**Welcome Package-**

Ms. Stephens stated that she was at the pool and there was a couple that wasn't allowed in the pool because they hadn't received a welcome letter from Sterling. Managing agent explained that the welcome package is sent out once we receive the information from the title company, which could take 30-60 days.

**Flags at Entrances-**

The board discussed the installation of flags at the entrances for the Veterans. Ms. Stephens presented the board with different photos. Managing agent to obtain a quote for (6) flag bases to be installed at the entrances.

**NEW BUSINESS**

**Landscape Proposals**

The board reviewed proposal#7417 from Monarch for irrigation repairs. After much discussion a motion was made,

seconded and carried to approve the repairs in the amount of \$3,916.14.

Proposal#7073 to install topsoil and Bermuda grass at Orchid Ridge were reviewed and a motion was made, seconded and carried to approve the installation of the topsoil and Bermuda grass in the amount of \$1,503.61. The board reviewed proposal#7070 to remove damaged Youpons and dying Crepe Myrtle and install (7) new Youpons and (1) Crepe Myrtle. After much discussion a motion was made, seconded and carried to accept proposal#7070 in the amount of \$1,082.88

There was a discussion regarding proposal#7069 for Highland Oaks and West Oaks Village. Ms. Stephens will meet with the landscaper to discuss the proposal and come up with additional options.

#### **Pool Slide**

Mr. Planz stated that he spoke with Mike with Trident and a Booster Pump need to be installed on the pool slide to pump additional water. S. Stephens made a motion, P. Urban seconded, all in favor, motion carried.

#### **Future Projects**

For the 2020 Budget the board discussed obtaining proposals for the following:

1. Playground shade
2. LED Streetlights
3. Fountains at the front entrance
4. Wrought Iron Fence around park
5. Spalsh Pad-resurface paint
6. Fence that border the park area

#### **EXECUTIVE SESSION**

The Board adjourned to Executive Session at 8:45pm.

The aging applied report was reviewed in detail; managing agent provided the board with the accounts receivable comparison and the amount of fees that had been collected this year.

At 8:48 pm the Board adjourned from Executive Session and entered into General Business.

At 8:49pm the Board adjourned from open session, with no further business to discuss

The next Board Meeting will be on July 23, 2019 at 11201 Lake Woodbridge, Sugar Land, Texas 77498.

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Sonyan Stephens, Secretary