

# **FLEETWOOD PROPERTY OWNERS' ASSOCIATION, INC.**

## **MINUTES OF THE BOARD OF DIRECTORS REGULAR MEETING**

**at 6:30 P.M. TUESDAY SEPTEMBER 24, 2024**

**17171 Park Row Dr. Ste 310 Houston, Texas 77084**

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### **DIRECTORS PRESENT IN PERSON OR BY PHONE/ZOOM**

Jen Gresley, Charlie Menefee, and Anthony Choueifati, Sharon Swanson and Andrea Kunkel

### **HOMEOWNERS PRESENT**

There were two homeowners present.

### **ALSO PRESENT**

Blanca Galvan, CMCA, AMS, representing Crest Management Company

### **CALL TO ORDER**

With notice properly served and quorum duly established, the meeting was called to order by Ms. Galvan at 06:33 pm

### **APPROVAL OF MINUTES**

The Board reviewed the August 27, 2024, minutes. A motion was made, seconded, and carried to approve the minutes.

### **FINANCIALS**

Ms. Galvan presented the end of August financials. She noted there were \$551,196.22 total in the Cash accounts and CD's. Ms. Galvan noted one of the CD's is maturing on 10/15. The Board unanimously agreed to roll it over into a new CD as long as it's for the same rate. There is still \$16,353 of 2024 receivables. She reviewed the income statement.

### **ANNOUNCEMENT OF ACTIONS TAKEN BETWEEN MEETINGS**

- The Board approved the Christmas decorations bid from Certified Lights for \$2,679 a year for 3 years.

### **EXECUTIVE SESSION SUMMATION**

A summary of the August 27<sup>th</sup> executive session was given.

### **COMMITTEE REPORTS**

#### **LANDSCAPE COMMITTEE:**

- Director Swanson reported the esplanade at Crossroads and Riverlace needs ground cover.

#### **SECURITY COMMITTEE-**

- Director Gressley reported the association is not getting the service they pay for with the constables. They are looking at private security options. Director Gressley spoke with FWW representatives and they recommended Frizelle, but they may be over budget. The Board also reviewed bids from Allied Universal and SEAL Security. No decision was made and the Board will do more research.

#### **WALLS, ALLEYS, SEWERS, AND LIGHTS:**

- The Board will get with Brightview about cleaning up the alleys. The Board also asked if Christine to cite homes with grass and weeds growing out from under fences in the alleys and also piles of storm debris.

#### **VOLUNTEERS:**

- Nothing to report.

**Violation Report:**

- Nothing to report.

**MANAGEMENT REPORT**

- Ms. Galvan gave a summary of the Violation Report, Homeowner Communication Log, and ACC Application reports.

**OLD BUSINESS.**

- The Board is still working on the fence addendum.
- The Board voted for Christmas decorations via email.

**NEW BUSINESS**

- No new business.

**OTHER BUSINESS**

- Ms. Galvan presented the audit representation letter from the CPA. The board unanimously agreed to approve the letter.

**HOMEOWNER OPEN FORUM**

- No homeowners were present.

**NEXT BOARD MEETING DATE**

October 22, 2024

**ADJOURNMENT**

There being no further business to come before the Board by the membership, a motion was made to adjourn into executive session at 7:40pm

**EXECUTIVE SESSION**

- The Board reviewed the Delinquency Report, Enforcement Action Reports & Legal Status Report.
- The Board asked Ms. Galvan to find out if the late fee could be raised.
- The Board asked Ms. Galvan to follow up with the attorney on the status of two accounts.

**ADJOURNMENT**

- There being no further business to discuss, a motion was made to adjourn back into open session at 8:20pm

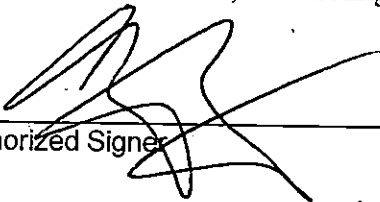
**ADJOURNMENT TO OPEN SESSION:**

- No actions needed at this time.

**ADJOURNMENT:**

With no other business, the meeting adjourned the meeting at 8:20 pm

Authorized Signer



10/22/24  
Date