

Southwyck Community Association  
Minutes, Board of Directors Meeting  
May 4, 2017

A regular meeting of the Southwyck Community Association Board of Directors was held on May 4, 2017 at the Calvary Baptist Church, 3302 County Road 89, Pearland, Texas. Board members present: Helen Bilyeu, John Fisher, Tony Bowlin, Steve Bounds, and Vanessa Williams. Others present: residents Cathy Tydelski, Bernice Wimbish, Dinesh and Sangeeta Bakshi, and Kathy Dooley of Community Management Solutions. A quorum was verified and the meeting called to order at 6:30 p.m.

Homeowner Input None

Secretary's Report The minutes of the April Board meeting were reviewed. A motion to approve the minutes was made, seconded and passed.

Treasurer's Report Preliminary March financial reports were presented. The accountant had a family emergency and had not completed the bank reconciliations. March reports were tabled pending a complete report.

Business –*Repair Updates* – Masonry Solutions has started repair of the collapsing wall on Auburn, but ran out of usable brick. They have ordered additional brick, which will take about a week to come in. They are proceeding with tuckpointing while they are waiting. BRI repairs should start in about 2 weeks. The foot wash station is still on order. There are only 2 manufacturers that make the parts needed for the push button solenoid, and they are on back order.

Newsletter– All three sections were offered space in the newsletter. Section 1 has confirmed they will participate. Section IV has tabled the question until their next meeting. No response from Section V. *Reserve Study* – Ms. Dooley asked for confirmation of the components to be included in the Reserve Study. The prior report does not appear to include Section property. She was directed to include all amenities in the reserve study, but to break out those owned by each section. There is a dying tree on Northfork that needs to be removed. Board members discussed planting about 6 additional trees in the Lake Park this winter.

*Collections Policy* – The Association attorney has recommended waiting until the end of the legislative session for potential additional changes before amending the collection policy. There are several bills proposed that could impact collections, elections, and the restriction against chickens. *Special Events* – Board members discussed potential community wide special events for the fall. Ideas included boat races, music, food trucks, and movies. Mr. Bowlin will spearhead the event efforts.

*Assessment Billing* – Budget status and assessment billing will be reviewed next month. The Board would like to see a sample invoice before they get sent out.

The Board moved to Executive Session to discuss collections and pending legal actions. A request for an additional extension on a delinquent account was reviewed and denied.

The Board returned to regular session.

There being no further business, the meeting adjourned.

Respectfully submitted,

Kathy Dooley, Recording Secretary