

FLEETWOOD PROPERTY OWNERS ASSOCIATION, INC.

MINUTES OF THE BOARD OF DIRECTORS REGULAR MEETING

at 6:30 P.M. Wednesday, May 8, 2019

Crest Management 17171 Park Row Ste 310, Houston, Texas 77084

DIRECTORS PRESENT IN PERSON or BY TELEPHONE:

Elaine Dyson, President, Sharon Swanson, Secretary and Donna Haines, Director

ALSO, PRESENT:

Lindsey Hall-Wikencyz, CMCA®, AMS® with Crest Management Company and David Mosier with Holt & Young P.C.

CALL TO ORDER

With notice properly served and quorum duly established, the meeting was called to order at 6:30 PM.

EXECUTIVE SESSION

The Board began the meeting in Executive Session. Upon the adjournment of Executive Session at 7:35 p.m., list the following results:

HEARING REQUEST: 2110503032

A hearing request was received from Account 2110503032 to discuss the property they own within the community that is being used as an AIRBNB. Attorney's for both parties, the Association and the Homeowners were in attendance to discuss this matter. The Board is reviewing the matter through the Associations Attorney. This matter will be further discussed at a future meeting after the Board has reviewed all legal documents prepared by the Associations Attorney on proper and legal enforcement.

ATTORNEY STATUS REPORT

The Board was provided the most recent status report from Holt & Young. No action was required at this time.

DEED RESTRICTION ENFORCEMENT ACTIONS

Upon motion made and duly seconded, motion passed to proceed with the following actions:

2110102039	Repair address marker over garage: CLOSE
2110102045	Repair/replace broken mailbox: HOLD until July 2019
2110101012	Store miscellaneous items out of view: HOLD until June 2019
2110305020	Weed expansion joints: Send 10 Notice to owner

The Board has asked that missing address markers not be cited on future inspections.

APPROVAL OF MINUTES

Upon motion made and duly seconded, motion carried to unanimously approve the minutes, as presented, from the April 10, 2019 meeting.

HOMEOWNER FORUM

There were no homeowners in attendance for this meeting.

OPEN SESSION

COMMITTEE REPORTS

- **ACC:** Director Swanson reported there appeared to be a decrease in applications for the month and that things were quiet.
- **LANDSCAPE & IRRIGATION:** Director Haines reported there was a change in personnel at IMS Landscape and this has caused a slight delay in some of the improvements. The Committee requested to have all of the monument lighting inspected as not all lights are coming on.

- **SECURITY:** Director Dyson reported there was an increase in the number of car break ins.
- **TRASH SERVICE:** Director Swanson reported there is still inconsistencies with the trash and recycling pickups.
- **WALLS, STREETS, ALLEYS, SEWERS & LIGHTS, MISC:** Director Jones was not in attendance for this meeting.
- **TREASURER:** Director Hefty was not in attendance for this meeting.

FINANCIALS

Manager reviewed the April 30, 2019 financials. Total cash was noted at \$411,475.91. Total outstanding assessments for 2018 is \$9,443.49 and 2019 is \$37,770.53. The Income Statement for the same time period reflected the Association came in under budget.

NEW BUSINESS


Upon motion made and duly seconded, motion passed to approve the following proposals:

- Southside Alley Clean Up, IMS Landscape: \$660.00
- Monument Lighting, McKenna Contracting: \$2,925.00
- Tree Trimming, IMS Landscape: \$1,703.75
- Esplanade Aeration, IMS Landscape: \$599.25
- Fleetwood POA Website Renewal: 12 months, \$191.75

Schedule of Next Meeting – June 12, 2019 at 6:30pm.

ADJOURNMENT

There being no further business to come before the Board, a motion was made to adjourn the meeting at 8:52 p.m.



 Authorized Signer

6/12/19

 Date