

**SOUTHDOWN COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING
GENERAL SESSION**

Date: June 6, 2019

Location: Westside Events
21050 Country Place Center Parkway
Pearland TX 77584

Attendees: Ricki Willoughby - president
Kenton Heider- Treasurer
Bruce Fink – Secretary
Lou Bruce – Vice President
Bruce Wilson- Director

Absent:

Sussan Martinez, Montage Community Services and 4 homeowners were also in attendance for this meeting.

- Ricki Willoughby called the meeting to order at 7:03 p.m.
- Approval of the minutes: The Board read the minutes for February 7, 2019 as prepared by management. Kenton Heider made a motion to approve the minutes. Lou Bruce seconded the motion, all in favor, motion carried.
- Approval of the September – February – April 2019 Financials: the board reviewed the financials as presented. As of the end of April 2019 the association had \$255,097.51 in the operating account and \$510,830.79 in the reserve account. The outstanding delinquent accounts totaled \$120,060.53. Kenton Heider made a motion to accept the financials as prepared. Bruce Fink seconded the motion, all in favor, motion carried.
- The board reviewed the delinquent accounts and will continue with collective action until the accounts are paid in full.
- The Board reviewed the violation report, noted the force mows (which are billed back to the individual accounts) and provided management with the numbers for the City of Pearland compliance divisions to aide with some of the deed restrictions.
- Tree removal in pocket park – 6 trees: The board reviewed the proposal from Certified Landscaping to remove the 6 trees in the pocket park that have a disease and or the potential to

fall on someone's home. The cost to remove these trees and stump grind is \$7,103.00. The board would like to discuss with Certified the replacement of these trees with Oak Trees in the spring. Lou Bruce made a motion to approve the removal of the 6 trees, Bruce Fink seconded the motion, all in favor, motion carried.

- Scheduling of Movie night in the pool: the board reviewed the information provided by management for purchasing movie equipment for movie night in the pool. Kenton would like additional time to research this a little more but would like to do a movie night in July and August.
- Homeowner Forum: 4 homeowners were present; one had a question as to whose responsibility it is when the neighbors tree hangs over the other fence line. Management explained to him the process.
- Adjournment: Ricki Willoughby made a motion to adjourn; Lou Bruce seconded; all in favor, motion carried. The meeting was adjourned at 7:37 pm. The next meeting will be the annual meeting to be held August 1, 2019

Bruce A Fink
Signature

8/16/19
Date

Printed Name:

Bruce Fink