

**Fleetwood Property Owners Association, Inc.**  
**2022 Annual Meeting of the Members**  
**February 24, 2022**

The Annual Meeting of Members of Fleetwood Property Homeowners Association, Inc. was held on Thursday, February 24, 2022, at Wolfe Elementary School located at 502 Addicks Howell Rd, Houston, TX 77079.

**Board Members in Attendance**

Caryn Craig-President  
Jesse Soto-Director at Large  
Justin Wilson-Director at Large  
Donna Haines-Vice President  
Sharon Swanson-Secretary  
Jim Nabors-Director at Large  
Dan Bonner-Treasurer

**Homeowners in Attendance In Person and by Proxy**

63 lots were represented by owner/owners either in person or by proxy

**Also in Attendance**

Michelle Villegas, CMCA, AMS, Community Manager, Crest Management Company  
Jacquelyn, Assistant Manager, Crest Management Company  
Mitch Hutter, Harris County Constable Captain  
Mary Nan Huffman, City Councilmember, City of Houston-District G

**Confirmation of Quorum:** Mrs. Villegas introduced herself and provided proof of notice and confirmed quorum of 10% (45 members) was met.

**Call to Order:** With confirmation of quorum and proof of duly noticed meeting present, President Craig called the 2022 Annual Meeting of the Membership to order at 7:35pm.

**Introductions:** President Craig introduced the Board of Directors.

Guest Speaker-Captain Hutter with the Harris County Constables Office spoke to association members present about the patrol agreement Fleetwood has entered into with the county for services including vacation watch, patrols, welfare checks and building a relationship with the community members. Captain Hutter answered questions from the attendees.

Guest Speaker-Mary Nan Huffman with the Houston City Council spoke to association members present about crime prevention initiatives including updated camera systems with LPR readers. Councilmember Huffman answered questions about the proposed low-income housing units to be built in the area. The vote has closed and that project is not going forward.

**Approval of Minutes:** The 2021 Annual Meeting minutes presented for review. After review President Craig moved to approve the minutes. The motion was seconded by Director Bonner and with all in favor, the motion passed.

**Election:** Nomination Committee Chair Haines validated all candidates for election to the Board. Each Candidate was given two minutes to introduce themselves and answer any questions from meeting attendees. After candidate introductions, homeowners cast their votes by secret ballot and the votes were tallied and counted three separate times to confirm election results. Mrs. Villegas announced that Caryn Craig, Dan Bonner, Jesse Soto and Justin Wilson were reelected to the Board of Directors.

**Financial Report:** Treasurer Bonner presented a review of 2021 operating expenses and a preview of

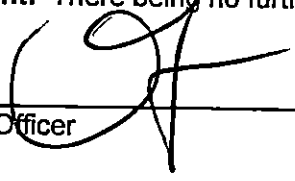
changes to 2022 expected operating expenses.

**Annual Report:** President Craig gave an overview of the projects and plans for the Landscape, Walls/Alleys/Streets/Lights, and Volunteer committees and discussed the implementation and enforcement of the towing policy.

**Homeowner Open Forum:** Members were given the opportunity to discuss items of general interest. Topics included the change from private security to constable contracts, upcoming alley repairs, and the new towing policy.

**Adjournment:** There being no further business to come before the membership, the meeting adjourned at 8:34 pm.

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Authorized Officer



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Date

2/23/2023