

**Barrington Place Homeowners Association, Inc.
Board of Directors Meeting Minutes
July 19, 2022**

In attendance:

	Board Members		Management		Guests
X	Ken Langer, President	X	Angela Connell Figueroa, MASC Austin Properties, Inc.	X	Officer Gary Reid, City of Sugar Land
	James Lucas, Vice-President			X	Stephen Rabbs, Sweetwater Pools, Inc.
X	Lynn Johnson, Secretary				
X	Alfred Lockwood, Treasurer				
X	Melanie Cockrell, at large				

(Please check mark to the left of individuals who are present)

Call Meeting to Order:

Due notice of meeting and a quorum established, Open Forum was called to order by the President, Mr. Ken Langer, at 7:00 P.M. The meeting was conducted at the clubhouse located at 13318 Rosstown Drive, Sugar Land, TX 77478.

Call Open Forum to Order:

Officer Reid was present to report on the months patrol activity and to hear concerns from the residents. Two (2) residents were present.

Call Business Meeting to Order:

Actions between Meetings:

No action.

Approve Minutes of Previous Meeting:

The Board approved the minutes of the June 21, 2022, meeting.

Committee Reports:

- a. Crime Watch Committee – No report.
- b. Architectural Control Committee – No report.
- c. Recreation Committee –
 1. The Board reported the Annual Weenie Roast was a great success with many residents attending.
 2. After discussion, the Board agreed to not hold a community National Night Out this year.
- d. Beautification Committee –
 1. API reported the yard of the month contest was underway.

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Treasurer's Report:

- a. Cash Balances – 6/30/2022 \$722,020.20
- b. Delinquencies – 6/30/2022 98.5% collected.
- c. Review Financial Reports – API presented the monthly financial reports for Board review.

Management Report:

- a. Correspondence received by Association, Directors, Management – API presented notice of the Barrington Place Elementary school closing due to mold remediation and that students will be attending at another campus. API will post notice to Townsq.
- b. Association Business and Operations – No report.
- c. Common Area Maintenance Report –
 1. API reported on the Alston Road fence project, stating construction of the wall was underway. After discussion, the Board chose the color, Brownstone to use on the wall.
- d. Pool Report –
 1. Sweetwater representative was present to report on pool operations.
 2. Lucille Kalu was present to discuss pool monitor concerns. Closing pool operations due to chemical levels was discussed.
 3. API reported paint to repaint the splashpad had been received and is being stored in the clubhouse storage room.
 4. After discussion, the Board agreed that the card limit per household was to remain at 6 per household. Should an owner need additional cards, a request can be presented for approval.
 5. The Board discussed the water drainage issue at the side of the splashpad fence. After adjustments were made to the water pressure and cannon spray area, the area has stayed dry. The area will be monitored for further issues. It was noted that should the issue become worse, a French drain system will be the best solution to remove ponding water in this area.
- e. Park Report –
 1. API reported the bench had been ordered and shipping was estimated at 20 weeks.
- f. Clubhouse Report – No report.
- g. Newsletter/Website/Sign Report –API reported the website and message boards had been updated. Articles for the next issue of the Barrington Banner was discussed.

Executive Session

Reconvene in Open Session and Report on Actions Approved During Executive Session.

- a. Collections
 1. Enforcement Action – The Board denied one (1) waiver request.

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- b. Deed Restriction Report
 - 1. The Board approved the deed restriction report presented by API including (1) work order issued for self-help items, (0) extension requests, (5) certified letters for non-compliance, (11) unapproved architectural improvements and (4) accounts to be sent for legal action.

Set Date, Time, and Agenda of Next Meeting/Adjournment

The next Board of Director's meeting is scheduled for Tuesday, August 16, 2022, at 7:00 P.M. at the clubhouse located at 13318 Rosstown, Sugar Land, TX 77478. Being no further business; the meeting was adjourned by the President, Mr. Ken Langer at 9:00 P.M.

Submitted by: _____, Agent

Date: _____

_____, President

_____, Secretary