

LAKEWOOD FOREST FUND, INC.

Board Meeting Minutes

Monday, January 8, 2024

7:03-8:00 PM

12415 Louetta Road, Cypress TX 77429

CONFIRM QUORUM AND CALL TO ORDER 7:02pm

In attendance:

Jennifer Kozak, President
Lesley Chronister, Vice President
Ben Anderson, Secretary
Scott Johnson, Treasurer
Philip Swift, Trustee
Kristi Kainer, General Manager
Michael Lindauer

Absent

Brian Accrocco, Trustee
Sandy Matto, Trustee

Constable report

- Deputies responded to 12 residential alarm calls that were all cleared as false or cancelled.
- Deputies responded to 6 suspicious vehicle calls that were all cleared as gone on arrival or information.
- One stolen vehicle. No property crime reported.
- Deputies responded to 2 suspicious person calls that were all cleared as gone on arrival.
- Deputies responded to numerous traffic stops within the contract increasing visibility and reducing potential crime in the contract.
- Deputies conducted multiple contract, neighborhood, and business checks within the contract.

Ratification of Electronic Approvals

Transfer fees 5 yes and 1 no and 1 no vote

Dec minutes 4 yes and 1 abstain and 2 no vote

Insurance 5 yes and 1 no vote and 1 didn't respond

FINANCIAL REPORT

Scott Johnson reported on the November 2023 Financials.

Operating Cash \$1.5m

Cash Reserve: \$985k

Net Income Year to Date \$552k

Assessment Collection Rate: 96%

Over 500k received on 2024 dues in the office and new bank

BUSINESS

- Annual Meeting for February 26th will need lifeguard/deputy for clubhouse if 50 or more people attend. Charge is \$150 per hour of use. Deadline to submit bio to be on ballot is Jan 20th. Votes must be in by Feb. 24th. Motion by Jenn, second by Scott, all in favor.
- Banking no funds received from Graham Mgmt and not expected until they close their books for 2023. Two deposits of \$334,423.38 have been received and deposited into the new bank.
- Motion to authorize transfer of funds. Motion by Ben, second by Leslie all in favor.
- Payment Plan Policy of 3 months min and 12 max months. Motion by Jenn, second by Philip all in favor.
- Election of Trustees listed on website and deadline of Feb 2nd.
- Transition - office supplies and toilet issue. Also, doorbell doesn't work along with locksmith. Motion to approve, second by Philip all in favor.
- Motion on Idlebrook to proceed with legal Motion by Jenn second by Leslie all in favor
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- Texas Pride lawsuit has been dismissed.
- Jennifer Kozak has resigned her position.
- Leslie C. has resigned her position.
- Jennifer presented letter that Brian Accrocco has turned in his resignation also.
- Motion to adjourn by Jennifer, second by Leslie all in favor.

ADJOURNMENT OF BUSINESS MEETING

OPEN FORUM FOR HOMEOWNER COMMENTS (LIMIT TO 3 MINUTES PER PERSON)

- Contractor was present to offer his company to work on driveway issues.
- Homeowner was present with questions on ACC requests.
- Mary Davis was present to offer her assistance on the election.
 - She also asked about timeline on submitting bios
 - She also asked about changing board to be represented by the sections.

Meeting Adjourned, motion to adjourn by Ben, Second by Scott, all in favor 7:28pm