

Barrington Place Homeowners Association, Inc.
Board of Directors Meeting Minutes
August 7, 2024

In attendance:

Board Members		Management		Guests	
X	Ken Langer, President	X	Angela Connell, MASC Austin Properties, Inc.	X	Officer Gary Reid, City of Sugar Land
X	James Lucas, Vice-President				
X	Lynn Johnson, Secretary				
X	Alfred Lockwood, Treasurer				
	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 not present to report on the month's patrol activity. Eighteen (18) residents were present to discuss issues related to the Conditional Use Permit (CUP) application by Faizan-e-Madinah to develop the property at 13130 Alston and other general business of the community.

Call Business Meeting to Order:

Actions between Meetings:

No action.

Approve Minutes of Previous Meeting:

The Board approved the minutes of the May 23, 2024 (annual) and June 18, 2024, meetings.

Committee Reports:

- a. Architectural Control Committee – No report.
- b. Recreation Committee – The Board discussed the Annual Weenie Roast held June 29, 2024, reporting the event was a success with many residents attending.
- c. Beautification Committee –
 - 1. API reported on the Yard of the Month Contest stating no yards were chosen in July due to the storm. API reported the Spooktacular yards would be chosen in October.

Treasurer's Report:

- a. Cash Balances – 07/31/2024 \$980,535.13
- b. Delinquencies – 07/31/2024 98.43% collected
- c. Review Financial Reports – API presented the monthly financial reports for Board review.
- d. API reported the 2023 tax return had been filed and the audit was being conducted.

Management Report:

- a. Correspondence received by Association, Directors, Management – No report.
- b. Association Business and Operations –
 - 1. API reported responses and information continued to be received to the approved Barrington Place Homeowners’ Association Leasing Rules and Regulations Policy mailing.
 - 2. Mr. Langer reported on the status of the Conditional Use Permit (CUP) application by Faizan-e-Madinah to develop the property at 13130 Alston adjacent to parts of Barrington Place HOA. Several residents who are also Mosque members were present to hear an update. Mosque representative, Mr. Aaqib Naviwala was also present. API reported no board meeting would be held August 20, 2024, to allow residents to attend the City Council meeting.
- c. Common Area Maintenance Report – No report.
- d. Pool Report –
 - 1. API reported credit was received from Sweetwater for the duys the pool was closed due to weather, as well as from the Pool Attendant Company.
 - 2. API reported that additional calcium nodules were noticed. A work order was given to Sweetwater to have them marked and repaired.
- e. Park Report – No report.
- f. Clubhouse Report –
 - 1. API reported the new sound panels had been received. Installation would be scheduled.
 - 2. The Board requested a proposal be requested to install a handicap ramp at the back door of the clubhouse (closet to the kitchen).
- g. Newsletter/Website/Sign Report –API reported the website and message boards had been updated. The 3rd edition of the Banner was scheduled to be issued in October.

Executive Session

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

- a. Collections
 - 1. Enforcement Action – No action.
- b. Deed Restriction Report
 - 1. The Board approved the deed restriction report presented by API including (2) work orders issued for self-help items, (1) extension request, (2) certified letters for non-compliance, (1) unapproved architectural improvements and (0) accounts to be sent for legal action.

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

The next Board of Director's meeting is scheduled for Tuesday, September 17, 2024, 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 8:00 P.M.

Submitted by: _____, Agent Date: _____

_____, President _____, Secretary