

SEABROOK ISLAND HOMEOWNERS ASSOCIATION, INC.
Minutes of Board of Directors Meeting
November 9, 2020

The meeting of the Board of Directors of the Seabrook Island Homeowners Association was held on Monday, November 6, 2020, Location: Seabrook United Methodist Church, 3300 Lakeside Dr., Seabrook, Texas 77586. Quorum was established with the presence of Stevan DeLeon, Chad, Ryan, Scott Reynolds (Via Zoom) and Matthew Gerdes. Theresa Platz was present representing Houston Community Management Services.

The meeting was called to order at 6:38 p. m.

HOMEOWNERS PRESENT

Trudy Ioenio – ACC Application – to change front door

Linda & Charles Canning – Asked about 2018 Audit and GL accounts, why Reserves money is showing more than projected, and questioned when Palm Trees would be trimmed.

Pete Downs – Delinquent Account, and Volunteered to help trim trees

SECRETARY'S REPORT

Matt Gerdes made a motion to approve the July 13, 2020 minutes. Stevan DeLeon seconded the motion, all in favor, motion approved.

TREASURER'S REPORT

The Board reviewed the September 2020 Financial Reports and approved

COMMITTEE REPORTS

Landscape Committee – Nothing new to report

Dredging – No details

Social – Asked about someone taking up the social committee, wanting to get Kids in neighborhood to pick up trash and paint mailboxes

Pool – Power wash decking

OLD/NEW BUSINESS

New signs ordered for No Wake Zone through canal – to be installed on 11-14, 2020

ADJOURN TO EXECUTIVE SESSION at 7:30 p.m.

RECONVENE FROM EXECUTIVE SESSION at 7:31 p.m.

Financials – questioned about the Accounts for Street funds

Requesting an email blast to all homeowners – quarterly, regarding TownSq and want to be able to view financials.

Action Item List – said they do not receive this and would like to be notified of things
Record storage – was told this would be Digitalized, when will this be done?

Why does Total Reserve Funds do not match Capital Reserves – why?

Pete Downs – Account – why did this account not get sent to Attorney? If he owed 2 years, this is not corrected, they are upset about this and want answers?

Budget Review – reviewed 2021 Budget and have changes to be made

Looked at the Management fee worksheet, and do not believe they should have an Increase in Management fees for Associa, request to speak with Kathryn Bennett, and at that time they will review and approve

Christmas Decorations – Stevan will notify the Homeowner that does this and will let brady know.

Christmas in the Park – December 12, 2020 - will get with Brandy to set up: Santa, Train, and Food Truck

Bike rack needs anchored down

Paint stain for Fence – Matt said he would get those

ADJOURNMENT

There being no further business to come before the Board, the regular business session of the meeting was adjourned at 9:17 pm.

Respectfully submitted,
By Theresa Platz
Association Manager

Approved by,

Board Member

Date