

WOODS EDGE SECTION 3
NEIGHBORHOOD COMMITTEE, INC.

Minutes Approved at
Sept. 10, 2018 meeting

Minutes for Board Meeting at 3:00 pm Wednesday, July 31, 2018

CALL TO ORDER – Meeting called to order at 3:08

Board Members Present: Edie Speer, Joe Carte, Betty Knott

AGENDA was reviewed

PREVIOUS BOARD MINUTES from June 13, 2018 meeting were approved

OFFICER OR COMMITTEE REPORTS

- ◆ **Treasurer's Report** Smaller CD from bank was cashed in & transferred to bank account. The current balance in the checking account is \$11,060.79
- ◆ **Architectural Review Committee Report** no new items
- ◆ **Other: JCAN: Status of backflow preventer for Jones Creek** After meeting with JC Ginestra on June 15 & Mark Vogler & Jeff Janecek of Ft. Bend County Drainage District on June 25, 2018, it was decided that a backflow preventer will not be the best solution. JCAN is looking into another option at this time.

OLD BUSINESS

- ◆ **Approve Attorney recommendations regarding Association policies** The board approved the proposal for Roberts Markel law firm to prepare the following policies for our association:

Open Records Policy (REQUIRED)	\$275.00 + recording fees
Payment Plan Policy (REQUIRED)	\$275.00 + recording fees
Records Retention Policy (REQUIRED)	\$275.00 + recording fees
Generator Policy (RECOMMENDED)	\$275.00 + recording fees

These policies are to meet changes in state laws & will be addendum's to our current deed restrictions. It has not been determined if a Management Certificate is on file & just needs updating, or if one needs to be filed. At this time, there is no record of our ByLaws ever being recorded with Ft. Bend County.

- ◆ **Status of the Association's receipt of insurance policy** Policy was received & Joe Carte has.
- ◆ **Cash needs budget for remainder of calendar year 2018** Known upcoming expenditures include mailbox rental, attorney fees, utilities, & mowing. There is also a \$50 charge for changing the mailbox lock, as the key from a previous board member was not turned in after several requests. We expect to hire a different, less expensive contractor for mowing within the next month.
- ◆ **Discuss plans for a Fall newsletter** It was decided a newsletter for Fall will be discussed at a later time.
- ◆ **Follow up to meeting with Fort Bend County Drainage District** Same as above, JCAN is working with the county to provide a viable solution for flood

mitigation in our area. With the county officials, we discussed whether the pipe near Hickory Hollow is at optimum level/slant for moving water quickly to the creek. Joe Carte & David Harris will measure the height of the the pipe near the Orr's home & the level where it exits to Jones Creek.

NEW BUSINESS

- ◆ **Specific Deed Restriction Violations (if applicable)** Several homeowners have ongoing trailer violations. We continue to work on a solution.
- ◆ **Establish plans to meet with Fort Bend County Road and Bridge** Betty Knott will make an appointment with Road & Bridge.
- ◆ **Establish plans to meet with CenterPoint Energy** Betty will provide Joe with a CenterPoint contact & he will call for a meeting.

We discussed the possibility of a fine policy for deed restriction violations & decided that we need more information from the attorney before a decision is made.

OPEN FORUM (IF APPLICABLE) NA

EXECUTIVE/CLOSED SESSION (IF APPLICABLE) NA

ADJOURNMENT Meeting adjourned at 4:37

Betty Knott, Secretary