

**MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS
OAKWOOD GLEN HOMEOWNERS ASSOCIATION, INC.**

November 19, 2019
17902 Hawk Haven
Spring, Texas 77379

CALL TO ORDER

With prior written notice by the President and a quorum of Directors present, the meeting was called to order at 7:03pm by President Mike Harris. Board members in attendance were Secretary John Goff, Directors Greg Gillis, Juli Cash Angelia Bentley and Armando Perez. Also in attendance were Sterling Association Services Inc. representative Gina Keller, homeowners and guests per the sign in sheet. Board members Ken Clark, Kristen Ricketts and Linda Clarke were not in attendance.

Meeting Agenda

The agenda was reviewed by the Board. A motion to accept the agenda with the addition was made by Greg Gillis. The motion was seconded by Angelia Bentley. All were in favor and the motion carried.

Meeting Minutes Approval and Actions between Meetings

1. Meeting minutes from October 15, 2019 Board Meeting were approved on October 23, 2019 by a majority email vote.

SECURITY REPORT

Security Director, John Goff discussed a few issues prior to Deputy Tomte's arrival. He noted that there are some concerns regarding specific crimes being posted on social media that are not being reported to the Sheriff's Department. For those in attendance, it was communicated that unless the police are contacted directly, the crimes are not being reported. Secretary Goff also added that for those that don't want to call or who want to remain anonymous, there is an App -HCSO Close Watch. Crime tips can be reported and all of this can be done anonymously. Director Goff encouraged the attendees to check out the App. One additional item mentioned was that the City of Houston reported that over thirty thousand weapons were found on the streets of Houston that had been stolen from vehicles. He reminded the owners to remember to remove their guns from their vehicles.

Final item addressed by Director Goff and several members was a recent fire that occurred this week in the neighborhood close to him. No details of this incident are available and neighbors are helping the homeowner currently. Angelia Bentley noted that it took over two and a half hours to put out the fire that night.

Upon his arrival, Deputy Tomte provided stats from September to November 18th. There were multiple family disturbances or calls for service regarding similar calls. Deputy Tomte noted that there is nothing that can be done about these matters until one of the parties decides they have had enough. He added that there are not as many calls for these types of issues in Oakwood Glen as there are in other areas. There were questions from the attendees about what the Sheriff's office can do about animals running loose in the neighborhood. The owners were advised to contact Animal Control. Also, several homeowners communicated that there have been motorcycles speeding up and down Seven Pines as well as ATV's, dirt bikes and golf carts driving on the public streets. Deputy Tomte stated that there are no specific "laws" pertaining to driving these types of vehicles on public streets. Although he did state that since they are not "licensed" the officers could have a conversation with anyone found to be riding the streets on an unlicensed vehicle. Once this occurs, people are less likely to run the streets on these types of vehicles.

OLD BUSINESS

Treasurer Report - Manager, Gina Keller presented the Treasurer's Report as of October 31, 2019. Cash Operating account totals \$142,604.52 and is comprised of New First checking, New First Money Market and debit cards. Operating Reserve is \$30,263.82 for a total operating balance of \$172,868.34. Reserve Fund account totals \$394,136.32 which is comprised of New First Money Market, LPL Financial account and Woodforest Bank C.D. Total cash on hand is \$567,004.66. Checks from operating account totaled \$27,900.21 and \$308.00 from the debit card(s) for a total of \$28,208.21. Assessment collection percentages for 2017 are at 98%, 2018 are at 97.3% and 2019 are at 95.3%.

Deed Restriction Committee Report

D/R Summary - A total of 216 letters were sent out for compliance as follows:
Lot Maintenance (Exterior) - 82, Landscaping Maintenance - 60, Trash/Garbage - 8, Trailers, Boats, RV's - 10, Parking violations - 12, Stored items - 23, Running A Business - 2 and Fences - 2, A/C unit - 2, No ACC - 3, Expired Registration/Inoperable Vehicle - 11. There were nineteen (19) notes or homeowner response sheets submitted during the month of October.

Architectural Review (ARC): - Greg Gillis reported two (2) ACC requests were submitted one (1) for paint, which was approved, one (1) for a sidewalk replacement, which is currently under review.

Landscaping Committee Report - Kristen Ricketts was not in attendance. Angelia Bentley reported that no yard was selected in October for either Yard of the Month or Halloween Décor. Kristen Ricketts had discussed possibly selecting a couple of yards to be acknowledged for their Christmas décor. This will be discussed via email. Seasonal flowers were installed during the month of October by the landscaping company.

Disaster Committee: The Disaster Committee did not meet this month.

2013 Review: Canady and Canady reported that they expect to have the 2013 review completed by the end of November.

ANNUAL MEETING - The Annual Meeting was held on Saturday, October 19th, 2019. The meeting had to be adjourned once due to lack of quorum of ninety votes (10%) which is the requirement for quorum at the first called meeting. The first meeting was adjourned and the second scheduled meeting was called into session at 2:18PM. Quorum is reduced by 50% each subsequent meeting. There were enough attendees and proxies to meet quorum for the second scheduled meeting. Directors reelected were Greg Gillis and Linda Clarke; new Director elected was Armando Perez.

CONTRACT UPDATE

Manager, Gina Keller received updated bids for mosquito control from Northwest Pest Control for 2020 season. Mosquito spraying would begin on March 1st and goes through October 31st. Cost for 2020 is same as 2019. To spray the streets is \$75 per week and to spray the trails and greenspace at the park is \$45 per week. A motion to accept both bids was made by Greg Gillis. The motion was seconded by Armando Perez. All were in favor and the motion carried.

ADA COMPLIANCE - POOL

The Board had previously requested information be obtained on whether adding a pool lift (sling) at the swimming pool would key requirements to fully place all OWG facilities under a requirement to meet all ADA requirements. After October's meeting, information was requested regarding the cost of slings. The pool companies have requested more time to obtain information. The Board would

like to get prices for different types of slings along with cost to install.

CHRISTMAS PARTY

The final community event for 2019 will be the Christmas Party. Per Angelia Bentley everything is set for December 7th. Sleigh ride with Santa has been booked. Marsha's Petting Zoo will also be bringing out a host of animals to entertain the kids. Pizza, drinks and cookies will be served and goodie bags will be provided for the kids. The kids will also be decorating the Christmas tree in the clubhouse and there will be several games for them to play.

CLUBHOUSE

The clubhouse has had a deep cleaning by the new cleaning company. Carlos will be cleaning once a month but if the room requires additional cleaning, someone will need to contact him to have this done.

NEW BUSINESS

John Goff was in another community and noticed that they have some type of radar detector at the entrance. After watching how the vehicles entering the community all slowed down when they came upon the radar detector, he inquired about the possibility of purchasing one for Oakwood Glen. In the packet was information for several different types of radar detectors. There were solar powered ones that could be installed on a post and there were heavy duty ones that sit on a trailer and can be moved from location to location. Prices will vary but the radar detectors are not available to purchase online. These must be purchased in the state you live in at a store that specializes in road signage. Manager was provided with Houston Barricade and Supply to obtain the information on costs for the different detectors. The bids will be supplied in January 2020 meeting. Juli Cash inquired about the reason for the detectors due to the cost. John Goff stated that he felt it would deter people from speeding.

TENNIS COURT LIGHTS

During the October meeting, President Harris explained that there had been an issue with the timer to the tennis court lights which required that he contact the electrician. Upon meeting with the electrician, they determined it was a timer issue. While replacing the timer it was observed that two of the tennis court lights were out. To replace the current lights requires a special high lift and the tennis court fencing be removed. The reserve schedule calls for replacing the tennis court lights in a few years. A bid was requested to replace all twelve of the current lights with LED lighting. President Harris stated that he had received the bid for the lights, removal and replacement of a portion of the fence, the rental of the lift and labor to perform the work. The amount of the bid was \$9,914. In addition, while the lift is rented, President Harris would like to have Casey with Absolute Groundscape come out and trim the tree limbs that are covering some of the lights. John Goff made a motion to approve up to \$10K, out of the reserve fund, to replace the tennis court lights with LED lights and have the trees trimmed. The motion was seconded by Greg Gillis. All were in favor and the motion carried. The labor to trim the tree limbs will be an operating expense.

EVENTS SCHEDULE FOR 2020

The Members wanted to provide a list of neighborhood events for 2020 to the community as early as possible and set dates for each. A list of the events that the neighborhood will hold next year is as follows:

Easter Event or Spring Fling (early spring), Pool Opening Event (1st Saturday in May), July 4th Parade and Party (July 4th), Ice Cream Social (will be around the time kids go back to school), Neighbors Night Out (Either October 3rd or October 10th) and Christmas Party (December 5th). Dates of each

event will be confirmed and added to the calendar upon confirmation.

CAI CLASS

Oakwood Glen Board would like their Manager to reach out to CAI and offer their clubhouse as a place to hold a future CAI Class. Manager stated that she would contact CAI to see if the events calendar was already prepared to distribute. Manager also noted that since CAI has held classes at this location the past few years, they may opt to select another location in the Spring area to hold any class out there. The one thing that Oakwood Glen does have is a large clubhouse, which would hold quite a few people. President Harris suggested that there were quite a few people in the room that needed to take a class this year.

Legal: None.

Open Forum – Residents had no questions

NEXT MEETING IS SCHEDULED FOR January 21st, 2020

In accordance with Texas Property Code Section 209.0051, the notice will be properly posted.

MOTION TO MOVE INTO AND OUT OF EXECUTIVE SESSION

A motion was made, seconded and passed unanimously to move into executive session at 8:50pm.

A motion was made, seconded and passed unanimously to move out of executive session at 9:45pm.

EXECUTIVE SESSION SUMMARY

Legal issue regarding default on assessments was discussed as well as several compliance matters.

ADJOURN

With no further business to come before the Board; President Harris properly adjourned the meeting at 9:48 p.m.



John Goff, Secretary