

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

July 16th, 2024

17902 Hawk Haven Lane – Spring, TX 77379

CALL TO ORDER

With prior written notice by the President and a quorum of Directors present, the July meeting was called to order at 7:09 pm by President Mike Harris in person and via phone as zoom was not working. Other Board members in attendance were John Goff, Angelia Bentley, Gary Loverich and Armando Perez in person. Directors Greg Gillis, Linda Clarke and Juli Cash attended via telephone. Director Charles Paschal was not in attendance. Also in attendance was Sterling Association Services Inc. representative Gina Keller and homeowners attended in person, as per sign-in sheet.

Meeting Agenda

President Harris inquired if any of the members had any items to add to the agenda. Gary Loverich requested a discussion regarding storm damage be added to the agenda. Gary Loverich motioned to add this to the agenda; 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 June 18, 2024 were approved by email vote on June 23, 2024.
2. On June 29, 2024 the board voted unanimously by email vote to replace the damaged meter pole at the clubhouse.
3. On June 29, 2024 the board voted unanimously by email vote to order the replacement parts for the playground equipment. The lead time on parts is ten (10) weeks.

SECURITY REPORT

Jonathan Rodriguez, contract deputy for Oakwood Glen was not in attendance. Stats were emailed to Manager by Sgt. Angstadt and President Harris reported as follows: 155 total contacts, 100 contract checks were performed, four (4) checks of park, five (5) meet the citizen, one (1) disturbance – loud noise, one (1) disturbance – other, one (1) domestic prevention, five (5) follow up visits, nine (9) information calls, one (1) mental health call, one (1) property found/lost, one (1) suspicious person, nine (9) traffic initiatives, thirteen (13) traffic stops, two (2) vacation watches and one (1) suspicious vehicle and one (1) suspicious person.

President Harris added that he will be discussing with the County about future ways to identify people in need of medical or any other types of attention during any storms.

OLD BUSINESS

Treasurer's Report - Manager, Gina Keller presented the Treasurer's Report for the month ending June 30, 2024. Operating account had a total of \$545,838.46 of which \$102,704.94 was in the operating reserve fund and money market account. Reserve Fund account total \$323,195.71 which is comprised of CIT Money Market account and CIT CDARs. Total cash on hand is \$869,034.17. Checks written for the month totaled \$34,263.09 from operating account and debit card purchases in the amount of \$351.55. Total expenses for the month of June 2024 were \$34,614.64. Assessment collection percentages for 2021 are at 99%, 2022 are at 98.3%, 2023 are at 96.7% collected, current year 2024 is 90.6% collected to date. At present there are currently fourteen (14) owners who are on in-house payment plans, two (2) owners are currently on payment plans at the attorney's office.

Deed Restriction Committee Report

Manager reported that inspector was out in the community but at the request of ownership and manager notes were to be made but no letters were to be sent out until storm debris is picked up.

ACC Requests: Manager reported only one (1) ACC request submitted during the past month one (1) for fence.

Landscaping Update

Angelia Bentley reported that "Yard of the Month" in June was awarded to an owner on Rosebrook Circle. She is not sure if she will be awarding any Yard of the Month in July due to hurricane damage to many homes. She will still drive the community streets selected for the month to see if any have cleaned up and meet the criteria for the award.

President Harris noted that two (2) tree tops had fallen after the storm. With the number of trees that have been lost over the last year and a half the Board decided to have a tree arborist inspect the remaining trees.

Update on Contracts:

President Harris stated that no contracts are up for renewal at this time. He also added that he authorized Kandise with F.A.S.T. Pools to open the pool on Monday (typically a day when pool is closed for cleaning) due to the fact that the pool had no electric for a week and was clean; kids were ready for pool to be reopened.

Trash Issues at Front - Condo's

President Harris has not received any update on the issues at the condos but noted that the tenant that was selling appliances now has them "hidden" behind his truck. He believes there is a washer and a dishwasher.

BY-LAW Committee

Amended and Revised Bylaws have been completed but were only sent out a few days ago. President Harris would like board members to review and be ready with any updates/changes or to approve at next HOA meeting in August.

Marquee Lighting

President Harris has decided not to add electric at the marquee sign as he has been unable to reach anyone with CenterPoint who will respond or answer the question about getting power to the sign.

Fence Repair Issue

Casey with Absolute Groundscape has a small section of the fence that requires completion. Per President Harris, Casey returned the signs as powder coating did not meet his expectations and requested they refinish the signs. Once signs are completed, remainder of fence will be replaced with sign installed in the fence.

July 4th Parade / Party

President Harris asked what the board thought about the turnout for the July 4th party. Angelia Bentley stated that she thought it was "fantastic" and the kids really liked the car that Charles drove in the parade.

Playground Equipment

As previously stated, the playground equipment is about ten (10) weeks out on installation.

Vinyl Trim Replacement - Pool

Manager stated that with the storm, Adrien with JAK has been doing a lot of insurance claims work for her and she actually forgot to get an update from him. She will contact him and see when this

work will be done.

Chain Link Fence - Repair

Casey will get to the chain link fence once he is "caught up" from storm damages.

Pool Issue - Alcohol at Pool

President Harris reported that there had been alcohol at the pool and the rules state "no alcohol." He reported to Kandise that this needed to be addressed as it specifically states "no alcohol" on the rules list.

New Business

Meter Pole - Clubhouse

President Harris reported that the pole is on order but may take some time to be installed with Centerpoint focusing on storm damage repair.

Call for Candidates

Reminder that the Annual Meeting is going to be held on October 19th and call for candidates (solicitation) will be emailed out in August / September to ensure notice is sent out in a timely manner. Directors up for election, should they wish to remain on the board would be Mike Harris, John Goff and Juli Cash.

Windscreens at Tennis Courts

Gary Loverich noted that the windscreens are down on the tennis courts. Manager will ask JAK to take a look at and reattach these when they come out to do the work on the vinyl flashing at the pool.

Clubhouse Roof

While trying to access the office, members noticed there may have been some roof damage as there was some mildew and wet roof tiles. Manager will see about getting roof checked to see if damage warrants repairs or replacement of roof.

Legal Authorizations

None

Mosquito Control

It was noted that the mosquito truck is coming out twice a week. Manager stated that she contacted Cypress Creek Pest Control after last meeting and they had stated they did not receive the email she sent requesting additional sprays. Manager was told that they would begin spraying twice per week the week that they were contacted.

OPEN FORUM

Questions regarding when tree debris and other items from storm would be picked up were asked. Manager stated that there has been no schedule sent out yet but Precinct 3 has stated they have begun picking up the waste in various areas.

NEXT MEETING IS SCHEDULED FOR AUGUST 20, 2024

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

MOTION TO MOVE INTO AND OUT OF EXECUTIVE SESSION

Motion was made to move into executive session at 8:09PM. There were not matters / issues to

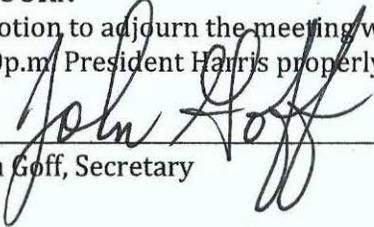
discuss in executive session.

EXECUTIVE SESSION SUMMARY

No executive session was held.

ADJOURN

A motion to adjourn the meeting was made by Armando Perez and seconded by Gary Loverich at 8:10p.m. President Harris properly adjourned the meeting at 8:10 p.m.



John Goff, Secretary

7-29-2024
Date