

Autumn Lake

Minutes of the Board of Directors Meeting for the Autumn Lake Homeowners Association, Inc. held May 18, 2017 at 6:30 P.M. The location of the meeting was Comfort Suites, 2806 Miller Ranch Road, Pearland, TX.

Corrected Minutes ad done by the previous management company.

Board of Directors Present

Jared Paget
Jason Moodie
Catherine Henning

Board of Directors Absent

Earl Longoria
B. Gupta

In Attendance

LEAD Association Management, Inc. was not present due to a medical emergency.

Homeowners Present

Rita Renfro Guidry
Joe Guidry
Matt Bailey
Ken McArdle
Ashley Stratton
Timothy Stratton
Julie Ung
Michael Bryan
Heather Bryan
Deenaz Noorani

Call to Order

Due to notice of the meeting having been given and a quorum present, the meeting was called to order by Jason Moodie. Catherine Henning recorded the minutes.

Meeting Minutes

The meeting minutes from the previous month, April 20, 2017 were reviewed. Corrections to the minutes included correcting Jason Moodie's spelling of his last name from Moody to Moodie. The meeting minutes with the correction being made was approved after a motion to approve them was made and seconded. They were signed by Catherine Henning.

Financial Review

Jared Paget presented the financials on an overhead projector for everyone's view. Discussion of the financials was pool contract was high and request was made to review vendor contract. Itemization of the 251.86 for administration fee was reviewed. A request was made to bucket the accounts receivable to include

- Monies never see^d or collected
- What stage the collection is in
- How much is in lien

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Managing Agent Report

Jason Moodie reviewed the violations report for April 2017. There were a total of 60 violation letters sent for that month.

- Rubbish and Debris 26
- Landscaping 21
- Sports Equipment 5
- Vehicle Parking 2
- Unsightly 2
- Maintenance 2
- Fencing 1
- Architectural 1

There was a total of 16 closed, four were escalated and one was reopened.

There was discussion of determining the fence ownership on Wooten Road behind the residents on Hewn Rock Road. Rita Renfro Guidry submitted a picture to show how the land behind her fence is not being mowed and requested that it be done.

There was also discussion that the mesh around the lake is coming up.

New Business

- The pool signage was approved with the logo and the contact information was changed to include MGMT@AUTUMNLAKEPOA.COM. This was done so the email would be directed to the management company currently representing Autumn Lake and would not be assigned to a specific management company in the event of changing companies. The motion to approve the signs was made by Catherine Henning and seconded by Jared Paget.
- The drainage problem was discussed and the survey costs of \$10,000. Discussion included
 - What was previously done
 - Who holds the drainage planResearch on these items was going to be done by Matt Bailey
- Petition to Remove BOD
 - A petition to hold a Special Meeting was submitted at the meeting. The petition was signed by 12 homeowners. The purpose of the meeting was referenced to vote on the removal of one of more Directors.
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- Lead Management Company's letter of non-renewal was announced. Their last date will be June 30 upon their contract expiring July 1.
- Requests were suggested for new management companies and their rationale for suggesting them to the Autumn Lake POA email address. Discussion of the four management companies that were researched was done and what their asset would be to Autumn Lakes. They had been highly recommended by homeowners as doing excellent work.

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- Earl Longoria's resignation from the Board was announced by Jason Moodie. He stated that he Jason had requested that he remain on the board to transition to the new management company.
- Opposition to having him remain on the board was voiced from the homeowners.

Adjournment

The meeting was adjourned to the executive session. Discussion to include petition and new management company.

Scheduled Next Meeting

The next meeting will be held on June 15, 2017 at Comfort Suites at 6:30 PM.

Catherine Henning
Recording Secretary

Date: 7-20-2017

APPROVED AS CORRECT

PRESIDENT

DATE

Catherine Henning
SECRETARY
7-20-2017
DATE