

## Autumn Lake

Minutes of the Board of Directors Meeting for the Autumn Lake Homeowners Association, Inc. held June 15, 2017 at 6:30 P.M. The location of the meeting was Comfort Suites, 2806 Miller Ranch Road, Pearland, TX.

Corrected Minutes as done by the previous management company.

### Board of Directors Present

Jared Paget  
Matt Bailey  
B. Gupta

### Board of Directors Absent

Catherine Henning

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### In Attendance

LEAD Association Management, Inc. and twelve (12) homeowners

### Call to Order

Due to notice of the meeting having been given and a quorum present, the meeting was called to order by Jared Paget. Laura Talley recorded the minutes.

### Meeting Minutes

The May 18, 2017 Board of Director's Meeting minutes were reviewed. J. Gupta was removed as being in attendance. Upon a motion being duly made and seconded, the corrected minutes were approved.

### Financial Review

Jared Paget presented the May 2017 financials on an overhead projector for everyone's view. Discussion was held regarding the cost of the pool phone. The Board will look into more cost-effective options.

### Managing Agent Report

Laura Talley reviewed the violations report for May 2017. There were a total of 54 violation letters sent for that month.

- Rubbish and Debris 24
- Landscaping 18
- Sports Equipment 5
- Vehicle Parking 2
- Unsightly 2
- Maintenance 2
- Architectural 1

There was a total of 16 closed and 8 were escalated.

Laura Talley reviewed the action item list and noted the following:

- The park bench and trash receptacle had been repaired and replaced
- The area along Wooten Road had been mowed by the City
- Two out of three bids had been received for the pool lock replacement and fence repair
- The pool area would be treated for spiders within the next week by the landscape company
- 2017 Franchise Tax returns had been filed

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- The corrected Resolution regarding the perimeter fence was given to the Board for signature
- The previously approved Landscape contract of 11.23.16 with KiKi Landscaping had never been signed and was given to the Board for signature. B. Gupta announced his disapproval of the approved landscape contract.
- The approved fence resolution was given to the Board for signature. The signed resolution will need to be given to the Association attorney for filing. B. Gupta announced his disapproval of the previously approved fence resolution.

### New Business

- B. Gupta reported on City Zoning
- The Board will insure that the new managing agent will include the actual fee being billed on the violation letters when sent to homeowners.
- It was reported that a pool area light was out.
- It was recommended that the Board consider monitored cameras at the pool/park area to help lower the amount of vandalism
- The Board is looking into the possibility of a card reading access system for the gate entrance to the pool/park area.
- Jason Moody had resigned as acting President.

### Adjournment

The meeting was adjourned for executive session. Discussion to include past due accounts and legal status report. The Board agreed to pursue litigation on some accounts.

### Reconvene

The Board reconvened.

### Scheduled Next Meeting

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

### Adjournment

There being no further business, a motion was made, seconded and approved. The meeting adjourned at 8:00 p.m.

*Catherine Henning* Date: 7-20-2017  
Recording Secretary (not present)  
APPROVED AS CORRECT  
*B. Gupta*  
PRESIDENT  
DATE 7/20/2017

\_\_\_\_\_  
SECRETARY

\_\_\_\_\_  
DATE