

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

August 16, 2016  
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 7:05pm.

Board members in attendance were Mike Harris, President; Ken Clark, Vice President; Jack Eannarelli, Secretary; John Goff, Director; Patty Inzana, Director; and Jill Colbert, Director. Ry Reid, PCAM, CMCA, AMS is representing Sterling Association Services, Inc.

**ABSENT**

Linda Clarke, Treasurer; Greg Gillis, Director and Kristin Ricketts, Director.

**Meeting Agenda**

The Agenda was reviewed by the Board and Mr. Clark made a motion to accept the Agenda as presented and Mr. Eannarelli second and the Board approved.

**HOMEOWNERS IN ATTENDANCE**

Ms. Nichole Loreth, Mr. Oscar Ruiz, Mr. Non Nicewonder, Diane Foster, Mr. Tim Hanes, Ms. Janet Robston, Ms. Kathy Burns, Ms. Gaynell Lira, Ms. Peggy Glover, Mr. Ron Fugarino, Ms. Carolyn Fugarino, Ms. Barbara Yates, Ms. Barbara Hill and Mr. Ed Parulski.

**Meeting Minutes approval and Actions between Meetings.**

- A. Minutes for the July, 19, 2016 Board Meeting were approved by majority vote via email and publicly posted on oakwoodglen.net on July 29, 2016. The vote was seven Directors in favor, one abstained and one did not respond to the call for a vote.
  
- B. Announce Actions between Meetings:
  1. The Board approved a motion to appoint John Goff to the position of Security Director by majority vote by email on July 21, 2016. The vote was eight Directors in favor, one abstained.

**SECURITY REPORT**

Mr. Goff announced that OWG will be participating in National Night Out on October 4, 2016. The weather will be cooler in October which should encourage greater participation by our neighbors. Mr. Goff also stated that he has spoken with the Deputies and the major issue inside of Oakwood Glen is speeding and not stopping at Stop Signs.

**COMMITTEE REPORTS**

1. Architectural Review (ARC)
  - a. No report at this time.
  
2. Deed Restrictions.
  - a. Mr. Eannarelli stated there is nothing out of the ordinary. One resident stated that people are leaving trash cans out and there is a boat and landscape trailer parked in the street. Mr. Eannarelli stated that trash cans have been placed on a low priority at this time. Section 1 documents stated that trash cans need to be stored away from the street but does not prevent the trash cans from being in view from the street. The Deed Restriction Committee is reviewing this requirement.
  
3. Landscaping.
  - a. No Report.
  
4. Phase III and IV.
  - a. No report at this time.
  
5. Tennis Court.
  - a. No report.
  
6. Contracts:
  - a. Nothing due at this time.

## OLD BUSINESS

1. Community Outreach Program
  - a. Mr. Goff was to chair this committee, however, with his new involvement with the Safety Committee he would not have time to chair the Community Outreach Program. Ms. Ricketts stated she would chair this committee and Ms. Lira would help.
2. 2016 Audit Review. Mr. Reid stated that the Audit Review will begin after January 2017 and the taxes should be done no later than March of 2017.
3. 2017 Budget. The Board has been provided a copy of the 2017 Budget and will be reviewing the budget and should be able to approve at the September 2016 Meeting. The Board discussed a 3% increase in the assessments as this would help cover increases in operating costs and will allow for additional contributions to the Reserve Fund. The Reserve Fund is used to make Capital Improvements, such as Roof for the clubhouse, interior and exterior renovation of the clubhouse, etc. The Reserve Fund is not used as a fund to pay daily expenses. Some resident requested that Assessments not be increased as the Assessments have been increased for the last couple of years.

## NEW BUSINESS

1. The Board discussed the possibility of sending letter to residents who have corrected a violation. Resident stated that if the letters would be an expense then they would not be in favor of sending the thank you letter to residents. Ms. Inzana made a motion to send out thank you letters to those residents who have corrected a violation. Mr. Goff second and the Board approved by a vote of 4 yea and 2 abstentions,
2. Mr. Harris announced the Annual General Meeting (AGM) will be held on October 15<sup>th</sup> at 2pm, at the Clubhouse. Mr. Reid stated that the Nomination Form will be sent out on September 6<sup>th</sup> and the AGM notice will be sent out on September 16<sup>th</sup>.

## FORECLOSURE ACTIONS

The Board discussed the seven accounts that were sent from the attorney requesting foreclosure action. Mr. Clark made a motion to approve the foreclosure action and Mr. Ennarelli second and the Board approved the action.

## OPEN FORUM

Covered during the General Business.

## ACCOUNTING

The Board reviewed the financials and had no comments.

The Board adjourned the General Business meeting and convened into the Executive Session at 8:00pm.

## EXECUTIVE SESSION

The Board reviewed the Attorney Status Report. The Board took action as shown under new business on accounts in the Community.

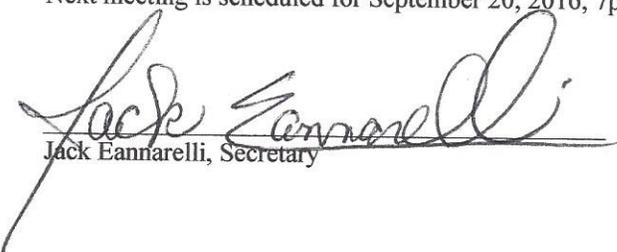
The Board reviewed the Compliance report with no action to take.

The Board adjourned the Executive Session and convened the General Business Meeting at 9:15pm.

## GENERAL SESSION

With no further business to come before the Board the Board adjourned the General Business Meeting at 9:15p.m.

Next meeting is scheduled for September 20, 2016, 7pm, 17902 Hawk Haven Ln, Spring Texas, 77379.

  
Jack Ennarelli, Secretary