



**THE OPEN SESSION OF THE PRESTONWOOD FOREST MAINTENANCE ASSOCIATION, INC. BOARD OF DIRECTORS MEETING JULY 21, 2022** was called to order at 7:00 p.m. for the purpose of reviewing operating business and Executive matters.

**ESTABLISHMENT OF QUORUM** – Quorum was established with the following Directors present; Jesse Burgos, Pete Kurz, Jim Scott, Vicki Jackson, Guadalupe Ramirez, Ernesto Avellaneda, Pete Lugo and Chris Collins. High Sierra Management representative present was Sherri Carey. Homeowners were also invited to join the meeting in person and through online telecommunications.

### **CONSTABLE REPORT**

Constable patrol representatives were present to provide a report for June 2022 and answered questions from the floor.

### **MINUTES**

The Board of Directors meeting minutes of the June 22, 2022 meeting were presented for review. A motion was made and seconded from the floor to approve the minutes as written. The motion was unanimously approved by the Board members present.

### **FINANCIAL REPORT**

The financial report for the month ending May 31, 2022 was presented to the Board for review. Also discussed were the current legal collections and delinquency statuses. Also presented were the 2021 tax return and draft audit for Board review. Further discussion will be held at the next meeting to allow additional time for the Board to review the reports.

### **ADMINISTRATIVE**

- Community Events – The Board discussed plans for the upcoming Fall Festival and upcoming Block Captains meeting.
- ACC Committee – Management advised that a training session for the new committee has been scheduled.
- Harris County – The Board discussed the draft letter requesting a meeting with new County representatives requested at the previous meeting. The Board agreed that there are no further changes needed to the letter and management should process and mail. Mr. Hogan also summarized a recent meeting help with Harris County Pct. 3 representatives to express concerns and ongoing projects.

### **CONTRACTS, MAINTENANCE AND BIDS**

Repairs and Maintenance – Management presented the updated work order report and additional items discussed were as follows:

- Culdesac Landscaping – Management advised that revisions to the culdesac renovations have been completed on Shaeffer Lane and will now be scheduled for the remaining culdesacs where needed.
- Irrigation Repair – Management presented bids for repair of irrigation. A motion was made from the floor to approve the bid from Monarch Landscape totaling \$853.24 for irrigation repair. The motion was unanimously approved by the Board members present.

- Mosquito Fogging – The Board instructed management to reduce current fogging to one time per week until further notice.
- Splash Pad – Obtain status for surface cleaning and missing tank cover.
- Clubhouse Updates – The Board discussed needed updates for the interior of the clubhouse and that the PFMUD has offered to subsidize replacement of the clubhouse windows. Management provided sample paint colors and a proposed plan for inexpensive updates including wall and cabinet painting and light fixture updating. The Board agreed and provided management with a cap for an available budget and management will secure a timeframe and contractor for further update at the next meeting.

### **PENDING BUSINESS**

- Tennis Court Backboard – Mr. Scott presented a detailed engineering and wind load report and plan for proper installation of the proposed practice backboard on tennis court 1 installation by the tennis club volunteers.

### **DEED RESTRICTIONS**

The deed restriction and attorney action update reports were provided to the Board for review. The Board also discussed concerns regarding certain rules enforcement and whether or not the Association should continue pursuing such. The actions discussed were as follows:

- Portable basketball goals and placement
- Parking
- Commercial Vehicles
- Landscaping

The Board will continue to monitor these issues and further discuss to determine whether procedural changes are needed for the monthly inspections. The Board also discussed reminder articles for the website and Prestonwood Press that could assist in helping those that are violating the rules better understand why resolutions are needed. Management will prepare sample articles for Board review at the next meeting.

There being no further business to come before the Board, a motion was made to adjourn at 9:15 p.m. The motion was unanimously approved by the Board members present.