

White Oak Springs Homeowners Association

Board of Directors Meeting Minutes

November 21, 2021

Pursuant to the Bylaws of the White Oak Springs Homeowners Association, Inc., a Meeting was held in person on Sunday, Nov 21, 2021. A Quorum was established, Marie Godard, Board President, called the meeting to order at 9:01 A.M.

Quorum & Meeting Call to Order:

Quorum was established by proxy and attendance. Board President, Marie Godard, called the meeting to order at 9:01 A.M.

Board of Directors Present:

Marie Godard, President
Eugene Watkins, Treasurer
Aldo Garcia, Director

Absent

Erika Valdez, Director
Ronda Shepherd, Secretary

Community Manager:

No one was present from Action Property Management (APM)

Minutes

HOA Board Meeting minutes from 10/31/2021 was sent out to the group prior to the meeting and approved. A copy of the minutes were approved by Eugene Watkins, Treasurer and will be uploaded to the website.

Financial Report

Board Treasurer, Eugene Watkins, provided a brief breakdown of the financial report on 2021 finances and bank balances for Operating \$22,689.91 and Reserves \$50,468.22. Eugene will check with APM on the 2 accounts in Legal for updates from collections or legal.

Old Business:

- **Christmas Decoration Contest** – Board Director, Aldo Garcia provide small status that we are still on-track for the contest/ Gift card amounts will be \$50 for first place, \$35 for second place, and \$25 for third place. Judge date will be on December 18th with board members to send their top 3 picks to Aldo by that time. Aldo would like to collect the winnings by the 12/2/2021, and will send a reminder for this and for the judging period.
- **Architectural Control Committee** – Board President, Marie Godard reported that Robert (Bob) Napieralski has accepted the appointment for our open position in the Arch Control Committee, who was unanimously selected by the HOA Board.
- **Construction end of White Oak Falls Ct** – no update provided as Board Director, Erika Valdez did not attend.

- **Water Meters** – Board President, Marie Godard updated that the MUD248 had approved new software that is coming soon to White Oak Springs water customers that will allow them to monitor their water usage daily online and paid their water bill in the new up-coming software & billing system.
- **Water Usage** – Board Director, Aldo Garcia will contact landscaper to investigate a water leak near the flagpole and shut-off the water for the winter months.
- **January Newsletter** – Board members are beginning their work for the January 2022 newsletter. Which so far, to include YOM winners (Marie), meet your new 2022 board (Marie), header and footer pictures of Halloween in WOS (Marie), Safety Article that will include the new yield sign (Eugene), Thank-you note to J Hooper (Erika), Assessment Due Notice (Ronda), and possible Easter Egg Hunt dates (Aldo/Erika). Board approved a 6-page newsletter for Jan 2022. Marie to check on possible printing companies for pricing.
- **Plaque** – Delaying presentation of plaque and pictures until Dec HOA Board meeting.
- **2022 Quarterly Community Meetings** – Dates are 2/10/2022 (at APM's location), and 4/5/2022, 7/28/2022, 10/20/2022 (at VFW's location). Board Director, Aldo Garcia to see about moving 2/10/2022 to VFW if the hall is available.
- **New Business Card** – cards have been ordered.
- **Playground Progress** – Board President, Marie Godard provided a brief update on the delays with the City of Houston due to the Surveyor not approved the application. Questions on the application were responded to and application resubmitted. Currently, the recordable date of the replat still remains for end of December. The cost of steel has also increased since 2020, and all supplier quotes are being re-quoted. These cost increases will need to be approved by the MUD248 in order to proceed with the playground installation.

New Business

- **Yard of the Month** – Board Director, Aldo Garcia to select December Yard of the Month
- **Easter Egg Hunt** – Although early, HOA Board select 4/9/2021 as the date, with 4/10/2021 as a rainday (just-in-case) and select HOA Board Directors Aldo Garcia and Erika Valdez to this event. Board President, Marie Godard to get permission from MUD248 to have the event on the walking trails at the smaller pond.
- **Assessment Due Signage** – approved to installed the Assessments Due signs out front beginning of Jan 2022.
- **Christmas Decorating Committee** – Lead by Frazier Hardy, Jane Shumbera, our neighbors in WOS. Door hangers were delivered, and donations were collected on 11/21/2021. Decorations to be installed Saturday 11/27, 2021 10am.
- **Vandalism/Theft** - It was reported that the two front marquee spotlights were tore off and are gone and there is no power to the front or flagpole. Director, Aldo Garcia is investigating and contacting our electrical supplier to provide assistance in getting the power working.
- **Next Board meeting** – 2/19/2021

Meeting adjourned: by Board President, Marie Godard at 9:44 A.M.



Approved: Board Member, White Oak Springs HOA