

Nottingham Country Community Association, Inc.

Meeting of the Board of Directors

Thursday, September 9, 2021

Pursuant to Article V, Section One, of the First Restated By-Laws of Nottingham Country Community Improvement Association, Inc., the Board of Directors meeting was duly called and held on the above date at the Mason Creek Community Center, located at 20201 Kingsland Boulevard, Katy, Texas 77450.

DIRECTORS PRESENT

Don Mach, President
David Sander, Treasurer
Allen Hess, Director
Kristen Gilfillan, Director
Suzanne Bredlau, Director
Erin Slavik, Director

ABSENT

Robert Wills, Secretary

IN ATTENDANCE

Terrie Brown and Cathy Jensen, CMC - Katy and Deputy Flores with Precinct 3 Constables Office.

Homeowners: See attached Sign In sheet

GENERAL SESSION

Director Mach called the General Session to order at 6:32 p.m. with quorum established.

MINUTES:

Director Bredlau motioned to approve the minutes from the August 12, 2021, meeting without correction. Director Sander seconded the motion. All were in favor.

HOMEOWNERS/GUESTS TO ADDRESS THE BOARD

Patrol Report

Deputy Flores introduced herself stating that she was community's evening deputy. Deputy Flores encouraged residents to stay vigilant as there were several individuals often seen in the area and may be connected to several daytime break ins.

Deputy Flores also stated that the home on Walworten was continually being monitored with no movement to date.

Guests

Several residents were in attendance to observe.

COMMITTEE REPORTS

Architectural Report

Director Mach stated that as of September 1st the Board could no longer approve applications, and that the approver would need to be a non-board member. Ms. Jensen added that the laws had changed and that the board was looking for someone that would be interested in stepping up to approve the applications.

If a resident was not found, CMC – Katy would be able to approve the applications at a cost of \$20.00 per application. Discussion followed with Ms. Jensen confirming that the board could stop using CMC – Katy at any time a resident could be located that was interested in volunteering.

Director Bredlau motioned to approve CMC processing ACC applications until such time as a resident could be located and appointed as approver. Director Sander seconded the motion. All were in favor.

Community Relations

Director Slavik stated that there hadn't been much activity due to COVID and questioned if Director Gilfillan was able to discuss starting a community facebook page with the attorney. Discussion followed with Director Mach stating, per the

attorney the page would need to be carefully monitored. Director Slavik will send out an outline for the board to review.

Environmental Control

Park

Director Slavik reported that the park was active with a lot of teams practicing on the fields.

Alleys

Director Mach stated that Director Wills had resigned from the board, however; would continue to oversee the alleys letting the board know of any needed repairs.

Director Mach stated that there were two alley repair bids to review and approve. One was from their current vendor and one from a vendor located by Ms. Brown at a tradeshow recently attended. After reviewing the two estimates, Director Bredlau motioned to approve the estimate from Quality Concrete, the current vendor. Director Hess seconded the motion. All were in favor. Director Mach will notify Quality Concrete.

Landscape

Director Bredlau announced that all the dead plant material, from the freeze, had been removed and new plants installed.

Director Bredlau questioned the availability of additional "free trees" stating that Fry and West Green needed trees as well as several cul de sacs within the community. Director Mach will check with the MUD contact.

The next Yard of the Season will be Halloween.

TREASURERS REPORT

Director Sander reported that there were two (2) CD's renewing in November and December, he and Director Mach would investigate having them renewed.

Also noted was that the budget was pretty much where it should be.

MANAGEMENT REPORT

Action Item List

Director Mach gave a quick review of the list.

Board Decision Report

The August 31st report was presented and reviewed. One account was put on monitor, one was cleared and the final one was recycled. Director Bredlau motioned to approve action taken. Director Sanders seconded the motion. All were in favor.

Collection Decisions

Director Mach reviewed his past due report. No action was taken.

OLD BUSINESS:

Action taken Outside of Meeting

No action was taken outside of the meeting.

Change of Management Company

Director Mach stated that it has been a year since SCS Management had sold and that they were now in a three (3) year contract with the new owners. Director Mach suggested the committee start the process of soliciting a new management company and suggested a local company and not a nationwide one. A brief discussion followed.

NEW BUSINESS

Accept Director Wills Resignation

Director Mach stated that due to personal reasons Director Wills had submitted his resignation in writing to the board. Director Bredlau motioned to accept the resignation. Director Slavik seconded the motion. All were in favor. There was further discussion on whether to appoint someone to the vacated position or to wait until the upcoming annual meeting and appoint one of the nominees. No decision was made.

ADJOURNMENT: There being no further business to come before the board, the General Session adjourned at 7:36 pm.

The Executive Session was called to order at 7:38 pm.

Discussion was held on how to process collection and violation items in open session. Ms. Brown will contact Mr. Gainer, attorney, to confirm what information needed to be included in the minutes.

ADJOURNMENT: There being no further business to come before the Board, Director Bredlau motioned to adjourn the meeting at 7:45 pm. Director Sander seconded the motion. Meeting adjourned.

ATTEST  _____

DATE 10-14-21

ATTEST  _____

DATE 10/14/21