

Nottingham Country Community Association, Inc.
Meeting of the Board of Directors
Thursday, April 11, 2019

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
Allen Hess, Vice President
Scott Murphy, Secretary
Robert Wills, Treasurer
Horace Davies, Director
Kathryn O'Brien, Director
David Sanders, Director

DIRECTOR ABSENT

Suzanne Bredlau, Director

IN ATTENDANCE

Terrie Brown, SCS Management Services
Sgt Goff and Deputy Alex Campos; Harris Co. Precinct #5
Homeowners: See attached Sign In sheet

GENERAL SESSION: Director Mach called the General Session to order at 6:30 p.m. Quorum was established.

HOMEOWNERS/GUESTS TO ADDRESS THE BOARD

Sgt Goff stated that he now had access to "Next Door" and would respond to some but not all comments posted on the site. Also noted was that the community had been very quiet with a minimal amount of calls. Deputy Campos was also in attendance.

SUMMARY OF EXECUTIVE SESSION

During the Executive Session of the March 14, 2019 Board Meeting, the Board addressed the current Board Referral List, action was taken on several properties.

MINUTES: The minutes of the Board Meeting held on March 14, 2019 were reviewed. A motion was made by Director Wills and seconded by Director O'Brien to approve the minutes as presented. All were in favor.

COMMITTEE REPORTS (as presented):

Architectural Review

Director Hess reviewed the April Architectural Review Report stating that there were approximately nine (9) applications approved, most of the applications were for painting the exterior of the home.

Community Relations

Director O'Brien announced that this coming Friday the food trucks would be at the park, the movie "Hop" would be showing and there would be free pictures with the Easter Bunny, all were invited to attend.

Also noted was that MUD 346 was going to repair/replace the concrete slab at the elementary school, painting a hopscotch board and other items for the children to play on.

Environmental Control

Alleys

Director Wills stated that they have been looking over the alleys and they are looking good with the exception of two (2) areas, but no major work at this time.

Parks

Director Davies reported that the trail had been redone and that the benches had been replaced. It was also noted that several other tables may need replaced soon.

Landscape

Director Mach reported that approximately four (4) boulders were placed on the esplanade across from the U Haul building in hopes of keeping trucks/vehicles from running over it. Cost for installation of the boulders was approximately \$2,700.00.

Director Mach also stated they should have the “Yard of the Season” by the end of April.

Newsletter

Director Mach reported that Ms. Timpanaro was preparing an article for the upcoming newsletter addressing community delinquencies and violations. Discussion followed with a request to add mention of signs in the article.

Website

Director O’Brien announced that the new website was up and running. Several guests stated that the new site was very nice and user friendly. There was some discussion in reference to pictures being posted and whether they should be reviewed prior to being posted.

MANAGEMENT REPORTS:

The Management Reports were presented in written form for review and consideration of the Board. Ms. Brown reported that the community’s electric contract would be coming up for renewal soon. Ms. Brown is currently in contact with Mr. Drury to solicit bids.

FINANCIAL/TREASURER’S REPORTS

The Financial Reports for March 31, 2019 were presented in written form for the boards review. Director Wills stated that although they were a little behind last year’s percentages, the association was in good standing.

ACTION ITEM LIST

The Action Item List was presented in written form for the Boards review. Director Mach did a quick summation of the report.

OLD BUSINESS:

Action Taken Outside of the Board Meeting was noted as:

- 414 Sandcroft-68’ of alley, remove and replace...\$13,500.00
- 502 Sandcroft-60” of alley, remove and replace...\$12,000.00
- Open CD- \$88,802.42

Director Davies motioned to approve all action taken outside of the meeting. Director Wills seconded the motion. All were in favor.

NEW BUSINESS

Director Mach handed out a map showing a bike/walk trail being considered by MUD 346. Discussion followed with concerns raised about possible signage need and liability to the association. Director

Wills motioned to table further discussion. Director O'Brien seconded the motion. All were in favor.

Director Wills stated that the MUD had expressed concerns that the irrigation was not working properly as there were large spikes on some meters and nothing on others. Discussion followed. Director Mach requested that Ms. Brown contact Miguel with SLI and request that he check each sprinkler head and verify they are working correctly.

EXECUTIVE SESSION: The meeting was convened from the General Session at 7:18 p.m. The Executive Session was called to order at 7:20 p.m.

LEGAL LIAISON REPORTS:

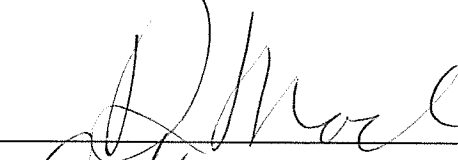
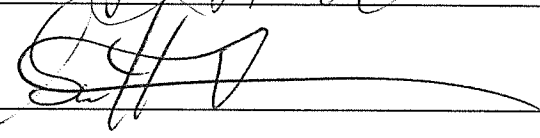
The Delinquency Report prepared by Director Mach was presented in written form and reviewed.

The Attorney Status Report for April 2019 from Michael Gainer, Association Attorney, was presented in written form for the board's review.

DEED RESTRICTION REPORTS:

The Board reviewed the Board Referral List for the month of March 2019. Violations on two (2) properties were cleared. Five (5) violations were authorized for attorney action. All action taken was approved by a motion from Director O'Brien and a second from Director Murphy. All were in favor.

ADJOURNMENT: There being no further business to come before the Board, Director Wills made a motion to adjourn the meeting at 7:36 p.m. Director Hess seconded the motion. All were in favor.

ATTEST  DATE 5/9/19
ATTEST  DATE 5/9/19