

**Greatwood Community Association, Inc.**  
**Board of Directors Meeting**  
**October 22, 2015**

The Board of Directors for the Greatwood Community Association, Inc. met October 22, 2015 at Rec 1 at 6:00pm. The Board members present were Jack Moho, Mike Will, Chip Smith, Stuart Rimes and Brian Shaw. Also present was Nikkole Luna representing Houston Community Management Services and Charles Daughtry representing Daughtry & Jordan.

**CALL TO ORDER**

Quorum was established. Jack Molho called the meeting to order at 6:00pm.

**SHERIFF REPORT**

Sgt. Jean Gobar was present. She is working on the House Watch program with the Sheriff Department's IT department. All vehicles now have the Greatwood graphics on them. As of Tuesday, October 27, 2015, all permanent contract deputies will be in Greatwood. They are still concentrating on the Dickinson school zone.

**EXECUTIVE MEETING SUMMARY**

- Agreement between HOA, MUD & LID was approved
- 6 accounts were turned over to the attorney for deed restriction violations
- 1 account was approved to waive late interest and handling charges
- Lake Management contract was approved
- WaterLogic contract was approved

**MINUTES**

Chip Smith made a motion to accept and approve the September 24, 2015 minutes as presented. Stuart Rimes seconded the motion. All in favor. Motion carried unanimously.

**FINANCIALS**

Chip Smith provided an overview of the September financials. Stuart Rimes made a motion to approve and accept the financials as presented. Brian Shaw seconded the motion. All in favor. Motion carried unanimously.

**OLD AND NEW BUSINESS**

**WaterLogic**

The WaterLogic contract was approved in the Executive meeting.

**Off Duty Officers at Riverbrook/59 Feeder**

It was discussed that with the success of the Sheriff deputies directing traffic out of Greatwood in the mornings, off duty officers are not needed at this time.

**Installing Radar Speed Signs**

Management will obtain pricing for radar speed signs.

**Discuss Lighting at Shadow Bend Dead End**

Management informed the Board that we have spoken to Center Point, City of Sugar Land and Fort Bend County, none of them will install street lights. Management asked if they would like solar lights, Mike Wills was not in favor of those lights.

### **Brick Wall Panel Replacement Proposal**

Management obtained a bid from American Wall Systems for the brick wall replacements. The bid is comparable to Hoggatt. There will be no change in contractor.

### **Swings at Rec 2 – May Recreation**

Mike Wills asked that a proposal be obtained to install swings at Rec 2. The proposal is \$15,206 to install swings and concrete border. Chip Smith asked to inquire if ½ can be billed this year and the other ½ billed in January 2016. Management will ask. Mike Wills made a motion to approve the proposal. Stuart Rimes seconded the motion. All in favor. Motion carried unanimously.

### **Landscape Proposals**

3 landscape proposal from Earthcare totaling \$5,247.11. Stuart Rimes made a motion to approve all 3 landscape proposals. Mike Wills seconded the motion. All in favor. Motion carried unanimously.

### **Neighborhood Rep Holiday Party**

For the past 2 years, the Board has approved to have a Neighborhood Rep Holiday Party. Chip Smith made a motion to have one this year at the Golf Club. Mike Wills seconded the motion. All in favor. Motion carried unanimously. The party will be held on December 1.

### **November Board Meeting**

The 4<sup>th</sup> Thursday in November is Thanksgiving Day, the Board discussed combining the November and December meeting. The meeting will be held on December 10.

### **UPS Holiday Delivery**

Management discussed with the Board a program UPS has for the holiday season. UPS would have PODS delivered to the Association, fill them up with packages that needs to be delivered within the Association and the delivery people would use golf carts to deliver the packages throughout the Association. Chip Smith made a motion to allow this. Stuart Rimes seconded. Mike Wills did not think it was a good idea as the PODS would not be aesthetically pleasing to the community, therefore Mike opposed.. Jack Molho asked if the containers could not have any markings on them. Motion carried.

### **Greatwood Logo Shirts**

Management asked the Board if they would purchase Greatwood logo shirts for the office staff. This would help identify who we are when performing inspections, etc. Mike Wills made a motion to approve this expenditure up to \$300. Chip Smith seconded the motion. Stuart Rimes abstained. Motion carried.

### **Greatwood Winter Wonderland Event**

Management informed the Board that a resident has inquired about having a Food Truck event. Management met with the resident, Stacy Moss to discuss the details. It was discussed that this event could be turned into a Winter Wonderland event in December. Chip Smith made a motion to approve this event with a budget of \$5,000. Stuart Rimes seconded the motion. All in favor. Motion carried unanimously. Management will also ask Greatwood's vendors if they would be willing to sponsor the event.

### **Committee Reports**

Landscape – new color will be installed within the next week

Infrastructure – white fence painting has started, Hoggatt will start on the blade signs, doghouses, etc soon

Holiday Lighting/Decorations – installation is set for November 10 - 12

Forestry – Sackett continues to trim trees per the contract. Mike Wills and Russell Sackett performed a drive around.

Russell submitted a proposal for tree removal/trimming, Chip Smith made a motion to approve the proposal of \$3,220.44. Mike Wills seconded the motion. All in favor. Motion carried unanimously.

Playground – swings for Brazos Bend & Haven Glen should be installed soon

Pools – nothing to report

ACC – nothing to report

Lakes – the new fountain in the Charleston Estates lake was installed. A bid to replace the lighting to LED lights in the other 2 fountains in Charleston Estates lake was submitted. Chip Smith made a motion to approve the bid of \$3,439.54. Mike Wills seconded the motion. All in favor. Motion carried unanimously.

**HOMEOWNER OPEN FORUM**

Mike Beard, candidate for Fort Bend Constable Precinct 1 was in attendance to introduce himself. Judge Gary Janssen was also in attendance to introduce himself. There were 3 homeowners in attendance however, none had any comments.

**MOTION TO AJOURN**

With no further business a motion was made to adjourn the meeting at 7:30pm, seconded and passed unanimously. The next meeting will be December 10, 2015 at 6:00pm.

Minutes Accepted By: 