

**MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF THE WEST
OAKS HOMEOWNERS ASSOCIATION HELD ON APRIL 17, 2017 AT 6:30 PM
AT 2845 OCHOA ROAD, PEARLAND, TEXAS 77584**

BOARD OF DIRECTORS PRESENT

Jan Naughton
Mitchell Sykes
Robin Mathiason
Skye Picchiotino

DIRECTORS ABSENT

Matt Cline
Wesley Boyer
Tim Gordon

IN ATTENDANCE

Kristi Cole from Graham Management was in attendance. The meeting was called to order at 6:30 pm. Kristi Cole took the meeting minutes.

HOMEOWNERS PRESENT

Chris Glazier
Milo Shepherd

FINANCIALS

Month Ending March 2017 – the Board reviewed the financial reports. A motion to approve the financial report was made and passed unanimously.

- Kristi Cole reported that the 2017 assessments are 92% collected.
- Total operating funds are \$394,313.74. Total reserves are \$500,924.13. Total cash disbursements were \$20,512.67. The project fund account has \$109,753.96
- WO2A0102-The board unanimously agreed to waive late fees, interest and certified mail.

LEGAL REPORT

The Board reviewed and discussed the legal report. A motion to approve and accept the legal report was made and passed unanimously.

- WO20220-The board unanimously agreed to a payment plan.
- WO3B0404-The board unanimously agreed to refund a late fee.
- WO1A314-The board unanimously agreed to proceed with the foreclosure authorization.

DEED RESTRICTION REPORT

The Board reviewed and discussed the deed restriction report. A motion to approve the report as presented was made and approved unanimously.

- WO30511-The board unanimously agreed to send the paint or power wash violation to the attorney.
- WO1B0408-The board unanimously agreed not to send the garage door violation to the attorney.
- WO1A0102-The board unanimously agreed to send a power wash violation to the attorney.

- WO1A0230-The board tabled this violation until the May meeting.
- WO1B0241-The board unanimously agreed to send brush pile, clear driveway and power wash violations to the attorney.

APPROVAL OF MINUTES

The minutes from the March 2017 meeting were reviewed. A motion to approve the minutes of the previous meeting was made and passed unanimously.

HOMEOWNER FORUM

- Mr. Glazier objects to the boards' previous decision to approve or deny removal of trees on a case by case basis. After much discussion, the management company agreed to seek an attorney opinion on this decision.
- Mr. Shepherd was complaining about the area behind his home and between the Dad's Club that needed mowing. He also claimed the meetings were not posted but was shown where and directed to the proper Facebook page. Mr. Shepherd continued to have words with the management company and board members until the meeting was adjourned.

NEW BUSINESS

None.

OLD BUSINESS

Actions Taken Outside a Meeting:

MANAGEMENT REPORT

- No management report was given
-

ADDITIONAL BUSINESS:

None.

NEXT MEETING DATE

The next proposed meeting date is the annual meeting and is May 15, 2017.

ADJOURNMENT

There being no further business to discuss, a motion to adjourn at 7:40 pm was made and unanimously approved.