

ENCHANTED VALLEY HOMEOWNERS ASSOCIATION

Minutes of the Board Meeting

June 6, 2016

The General Session of the Enchanted Valley Homeowners Association monthly board meeting was held on the above date at the Enchanted Valley Clubhouse located at 14910 Enchanted Valley Drive, Cypress, Texas, 77429.

Attending: Steve Thomson, President
Rick Nickerson, Secretary
Lloyd Coker, Vice President
Bill Loving, Director
Jason Folk, Director
Cathey Spies, Director
Jessica Riggs, SCS Management Services, Inc.

Absent: Gene Tipps, Director

CALL TO ORDER

Director Thomson called the meeting to order at 7:00 pm.

RATIFY ACTION TAKEN OUTSIDE THE MEETING

There was no action taken outside of the meeting.

MINUTES

Director Loving made a motion to accept the May 2, 2016 minutes without correction. Director Folk seconded the motion. All were in favor.

GUEST TO ADDRESS THE BOARD

There were no guest in attendance to address the Board.

MANAGEMENT REPORT

Ms. Riggs presented the action item list and a collection update. She noted that there are currently 8 properties on installment plans, 22 properties with a lien. The April financials were presented with 90% collected on current year assessments, 97% collected for total income and 28% of the allotted budget for expenses.

COMMITTEE REPORTS

Landscape Committee: Ms. Laura Loving informed the Board that the committee has a meeting with Texas Red on June 7, 2016 to review the contract, pricing and updates that can be done around the community. The committee expressed interest in adding walking paths, more mulch and beautification. Discussion continued.

Events Committee: There was no report given at this time.

Pool Committee: There was no report given at this time.

OLD BUSINESS

There was no old business to discuss.

NEW BUSINESS

July 4th Event: The Board discussed the July 4th event. Director Thomson and Ms. Riggs will contact Bounce House Cypress for the combo waterslide and bounce house rental for \$175. The Board of Directors will be working on items such as the parade, contacting the fire department, gathering supplies, notifying the residents, setting up games and activities.

Dogs without a leash: The Board unanimously voted to send a onetime letter to a property on the 12000 block of New Cypress regarding loose dogs that continuously run around without being on a leash.

Communications and Block Captains: Director Spies will start these committees up again and will report any updates to the Board of Directors.

Reports: Director Coker and Thomson will make sure the Board is copied on the monthly crime reports from the constables. SCS Management will copy Director Coker on the ACC application emails.

Deed Restriction Enforcement: Deed restriction and collection efforts will resume this month. Ms. Riggs will inform the inspector to not cite homes on Moss Creek and Honeycomb by unanimous vote of the Board of Directors.

ADJOURNMENT

There being no further business to be addressed Director Thomson motioned to adjourn the meeting at 8:53 pm. Director Coker seconded the motion, all were in favor.

Attest

Date