

# MINUTES

## **Memorial Northwest Homeowners Association**

17440 Theiss Mail Route  
Klein, TX 77379

## **General Meeting of the Membership and Board of Directors Meeting**

Tuesday, October 6, 2020

### **Present:**

Greg Schindler, President

Jay Jackson, 1st Vice President

Ryan Aduddell, 2nd Vice President

Art Byram, Area 1

Gerome D'Anna, Area 3

Rebecca Talley, Area 4

Michelle Rodriguez, Area 7

Margie Naranjo of SCS Management Services, Inc.

### **Absent:**

Victor Carranza, Treasurer

Sarah Mueller, 3rd Vice President

Joy Hemphill, Secretary

Vacant, Area 2

Bryan Thomas, Area 5

Vacant, Area 6

### **Executive Session (7:00 p.m. – 7:26 p.m.)**

The Board reviewed Michael Gainer's and North Law's Legal Status and authorized to proceed to next steps per the attorneys' recommendations.

**Membership Meeting (7:30 p.m. – 7:45 p.m.)** (Membership Meeting minutes were prepared separately.)

### **General Meeting (7:50 p.m. – 8:54 p.m.)**

**Adoption of the Agenda:** Director Schindler asked if there were any objections or amendments to the agenda. The Board unanimously approved the agenda as presented.

**Homeowners Forum:** Director Schindler opened the floor to those homeowners wishing to address the Board. Two homeowners addressed the board with the following concerns:

- A request for the tennis courts to be opened to leagues.
- A concern that the Association is spending too much money on the pool by hiring too many lifeguards.
- A concern over too many lifeguards at the pool not doing anything, spending time in the shack and not at the pool.

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## **Homeowners Forum - Continued:**

- A concern over the lifeguards abusing their power by unnecessarily closing the pool due to lightening.
- An opinion that the pool does not need to be closed for ten minutes every hour.

Mr. Schindler thanked the residents and indicated that the Board would take both of their opinions/concerns into consideration

**Security:** Mr. Aduddell gave a verbal report on the crime statics in the community noting Memorial Northwest crime stats are considerably low. Mr. Aduddell is continuing to work with Harris County on options to help with speeding.

**Contracts:** Mr. Jackson updated the board on the following contracts:

**RFP Status:** Mr. Jackson requested proposals from nine management companies and six companies have confirmed they will submit bids.

**Independent Auditor:** Mr. Jackson is working with the SCS management to get the information to the new Auditor to proceed with the community audit.

**Reserve Study:** Mr. Jackson is in the process reviewing the proposals.

**Appointment Area 2 Director:** Mr. Schindler introduced the Board to Mr. Matt Sneller. Mr. Sneller introduced himself and discussed his reasoning for wanting to serve his community. After discussion, the board unanimously approved the appointment of Mr. Sneller as Area 2 Director.

**Appointment Area 6 Director:** Mr. Schindler introduced the Board to Mr. Erik Bartlow. Mr. Bartlow introduced himself and discussed his reasoning for wanting to serve his community. After discussion, the board unanimously approved the appointment of Mr. Bartlow as Area 6 Director.

**Adoption of Committee Minutes:** Director Schindler asked if there were any objections or amendments to the Minutes presented by the CCMC (Community Club Management Committee) and Security Committee. The Board unanimously approved the committee minutes as presented.

**2021 Budget Status:** Mr. Jackson reported that he, Mr. Carranza and Mrs. Naranjo are finalizing the 2021 preliminary budget and should have it for the Board's review within next few weeks.

**New Business:** Mr. D'Anna requested the present Board to approve the policy allowing tennis leagues to be allowed to play. After Mr. D'Anna answered questions from the Board. The Board approved the policy as presented.

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There being no further business Director Schindler adjourned the meeting at 8:54 PM.