

MEMORIAL NORTHWEST HOMEOWNERS ASSOCIATION

Minutes of a Regular Meeting of the Board of Directors

October 2, 2007

STATE OF TEXAS

COUNTY OF HARRIS

The Regular Meeting of the Board of Directors of the Memorial Northwest Homeowners Association, Inc., was held on October 2, 2007, at the Memorial Northwest Swim & Racquet Club at 17440 Theiss Mail Route Road in Spring, Harris County, Texas, at the hour of 7:00 p.m. Board Members in attendance were as follows:

Vince Glocksein
Bill Burton
Will Schmultz
Van Cramer

Salome Woody
Tom McCloud
Doug Raska
Debbie Redding
Sheila Hammon

Directors not in attendance is as follows:

Craig Chaszar
Connie Shinaver
Bryan Thomas

Janet Hoffman
Dan Katz

Also in attendance was Stella Walleck of Consolidated Management Services, Mrs. Eleanor Naremore and Ofc. Chris Ecke of Harris County Sheriff's Department.

Mr. Glocksein called the meeting to order and advised that a quorum of the Board was still not present. He advised that the meeting would proceed with the Security Report and recognized Mr. Burton. Mr. Burton noted that the radar sign was installed on Champion Forest Drive and was working well to slow down traffic. Mr. Burton then turned the meeting over to Ofc. Ecke who advised that there had not be much activity since the last meeting and most of the activity that had occurred was outside the subdivision. Ofc. Ecke went on to advise that the intersection of Stuebner Airline and Louetta was among the top ten intersections for traffic accidents in the Harris County area.

Mrs. Hammon advised that she was receiving e-mails with regard to the problems at HEB and questioned Ofc. Ecke if these were current incidents. Ofc. Ecke noted that there had been no recent incidents.

Mr. Glocksein then opened the floor for homeowner input. There being none, Mr. Glocksein declared a quorum of the Board present and proceeded with the approval of the agenda. Mr. Cramer made the motion to approve the agenda with Mr. Burton issuing the second. The motion carried.

Mr. Glocksein next called for a motion to approve the minutes of the previous meeting of the Board. The motion was issued by Mr. Burton, seconded by Mr. Schmultz and after noting two clarifications, approved as amended.

The meeting then moved to Committee Reports.

Mr. Glocksein reported that the letter from Republic Waste had been received.

Mr. Schmultz reported that the landscape plans for the house on Birch Forest had been approved and that the Association should see the progress in the next few weeks.

Mr. Cramer presented the financial report for the Association and advised that the Association was continuing collection on the outstanding fees. He went on to advise that the budget for maintenance was slightly over budget and the club budget was running under budget. A question was raised about an increase in fees with Mr. Cramer advising that this remained to be decided and would be discussed by the Board.

Mr. Cramer next presented the check register to the Board and covered the checks that were not customary and advised the Board that he was holding the check to Royal Security. Mr. Burton made the motion to approve the checks for payment with the exception of the Royal check. The motion was seconded by Mr. Schmultz and carried with one abstention.

Mrs. Naremore reported on the donation from the Garden Club to plant a tree. She also noted that the cul-de-sac on Lazy Hill had been restored with sod at a cost of \$552.00. The crushed granite from this cul-de-sac was used to improve two other cul-de-sacs.

Mr. Cramer reported on behalf of the CCMC noting that there was not a lot of maintenance issues done during the month. He went on to report that several courts had been power washed. He also reported that the air conditioning unit for the fitness center had been located at a cost of \$5,600.00. Mr. Cramer went on to advise that this unit would also be usable after the remodel.

Mr. Cramer next advised that the fitness equipment previously approved at \$7,000.00 was actually \$7,600.00 and requested the Board approve the additional expense.

Mr. Cramer noted that the committee had been looking for a permanent solution to the cracking on courts one through four. He went on to advise that the committee was looking at rubber matting and had requested a team from both the men's and women's league play on a court that had the matting to offer an opinion on how well it worked. He went on to advise that the cracks on courts one through four would be filled.

Mr. Burton then issued a motion to approve the additional \$600.00 for the fitness equipment. The motion was seconded by Mr. Burton and carried.

The meeting next moved to Area Director reports.

Mrs. Redding advised that she had received several calls in relation to contractor signs which she referred on to the management company.

Mr. Raska advised his calls were all in relation to Republic Waste.

Mr. McCloud questioned the repair or removal of the leaning brick column in Section 18 and was advised that a contractor had been located and it was scheduled to be removed by the end of the week.

Mr. Burton next reported that he had been contacted by Oakwood Glen to discuss sharing a deputy. After a brief discussion, he advised that he felt they would be better contacting Glen Haven Estates or Spring Creek Forest.

Mrs. Hammon reported that she and Mrs. Hoffman had attended a Coordinator Meeting for Mr. Burton and reported that were very fortunate to have the officers that we have and the communication with our officers that Mr. Burton maintains.

Mr. Burton requested a formal motion that the Association not share a deputy. The motion was issued by Mr. Raska, seconded by Mr. McCloud and carried.

Mr. McCloud questioned if the Association could put something into the newsletter with regard to the problem with the pine bark beetles and how they can be treated with sulfur. Mrs. Thurber agreed to put something in her article.

Mrs. Woody questioned additional nominations for the Board and was advised that on a motion duly made, seconded and voted on at the last meeting, the nominations had been closed and the nominees would be voted in at the October 23, 2007 meeting.

There being no further business for the general meeting, the Board adjourned to executive session.