

Lake Olympia Civic Association

MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF LAKE OLYMPIA CIVIC ASSOCIATION, INC. HELD ON SEPTEMBER 24, 2015 AT 6:30 PM AT THE LAKE OLYMPIA CLUBHOUSE, 180 ISLAND BLVD, MISSOURI CITY, TX 77459

DIRECTORS PRESENT

Jonathan Winfile, President
Adrienne Barker, Secretary
Ram Garg, Director
Nancy Hughes, Director

Marie Moore, Vice-President
Jim Gasper, Treasurer
Rob Rector, Director

IN ATTENDANCE

Tami Smith was present representing FirstService Residential, the Managing Agent. Nine (9) homeowners were present. Officer Terry, Missouri City Police, Kelly Matte, Customer Relations from City of Missouri City, Justin Davis representing Texas Aquatics Enterprises, and John O'Malley with landscape company, Legacy.

CALL TO ORDER

Notice of the meeting having been given, and a quorum being present, the meeting was called to order at 7:00 PM. Jonathan Winfile, President presided and Tami Smith assisted in recording of the minutes.

ADOPTION OF AGENDA

Upon a motion duly made and seconded, the agenda was adopted.

COMMITTEE REPORTS

LAKE COMMITTEE

No report at this time.

ARCHITECTURAL CONTROL COMMITTEE

Committee members are working with Tami Smith to get the deed violation list under control.

CRIME WATCH COMMITTEE

No Report at this time.

ACTIVITIES COMMITTEE

No report at this time.

BUILDERS/VENDORS

CITY OF MISSOURI CITY COMMUNITY RELATIONS

Kelly Matte introduced herself as the City liaison and hopes to create relationships with each of the HOA's in the City. Marie Moore had some concerns that Kelly will pass onto the appropriate department.

LEGACY

The dead hawthorn plants are being removed. Seasonal color changing of plants will take place in October. There were seven (7) rain sensors were replaced on the irrigation system.

TEXAS ACQUATIC

Justin Davis reported that the pools have been closed for the season. An inventory of all items will be completed in October.

Guidelines for the lifeguards in 2016 and a meeting with the Board were discussed. A list of lifeguard job descriptions and their authority over the pool area will be included in the pool summer packet in 2016.

CLEANING ON US

No Report.

MISSOURI CITY POLICE

Officer Terry reported that there is only one report of burglary this month.

DISPOSITION OF MINUTES

Upon a motion duly made and seconded, the minutes of the Board meeting held on August 27, 2015 were approved.

REVIEW OF FINANCIAL REPORTS

The Board reviewed, and accepted the August 31, 2015 Financial Report.

The preliminary Budget for 2016 was presented to the Board. The 2016 Budget will be reviewed in the October Board meeting.

ADMINISTRATIVE

The Board reviewed the violation chart. There were 332 new deed violations reported and 367 were escalated to the next level.

Tami Smith reviewed the Action Item list.

The 2014 Audit, 2015 Tax return, changes to policies, contract with Kimberly Morisak and affidavits from the attorney previously approved, were all presented for signature.

Upon a motion duly made and seconded, the proposal from Urban Foresters annual trimming at a cost of \$39,904 was approved.

Upon a motion duly made and seconded, the proposal from Signarama for the front door hours of operation signs were approved.

Upon a motion duly made and seconded, the proposal from Gates in Motion to replace the control board at the Swan Lake entry gate at a cost of \$1569.93, was approved.

Upon a motion duly made and seconded, the proposal to purchase an office cabinet, printer stand and three in one printer for the on-site manager's office was approved.

Proposals for installation of Kiddie Cushion in all three playground areas have been requested and will be presented at the next board meeting.

Jack's Carpet did not have enough carpet to complete the installation. Completion of the job is expected on Tuesday, September 29, 2015.

BUILDER REPORTS AND LISTING

The managing agent provided a builder listing for review. The Board reviewed the builder list.

The Board discussed the color choices for shingles on homes in the neighborhood. The managing agent will ask the attorney to send an email of opinion to the Board.

ADDITIONAL ITEMS OR ROUND TABLE

The Board discussed the issues raised by homeowners regarding the repairs to the bridge in Flamingo Island.

EXECUTIVE SESSION

The Board reviewed the status reports from Sears & Bennett.

RECONVENE OPEN SESSION

The Board reviewed the status reports from Sears & Bennett and approved to proceed with the next step in the process.

SCHEDULE NEXT MEETING


The next regular monthly Board meeting is October 22, 2015 at 6:30 p.m.

ADJOURNMENT

There being no further business, the meeting was adjourned at 9:35 p.m.

RESPECTFULLY SUBMITTED:

Tami Smith
RECORDING SECRETARY



APPROVED

11-19-2015
DATE APPROVED