

**MINUTES OF
THE NORTHCREST RANCH P.O.A.
2020 ANNUAL MEETING
23050 Speed Street/New Caney Tx. 77357
TUESDAY, JANUARY 21, 2020**

The meeting was called to order by President, David Morrissey. Other directors present were Prescott Small, Margaret Lehmberg, Larry LaCaze and Greg Eames. Also present was Kimberly Hiles and Aubrey Rogers with Sterling Association Services.

Welcome & Introduction of Directors

The meeting was called to order by President, David Morrissey at 7:00 pm. The annual agenda adopted by the board of directors.

David Morrissey, President, welcomed homeowners present and introduced the directors to members in attendance and presented the State of Affairs of the Northcrest Ranch P.O.A.

Establish Quorum & Election of One Director

Quorum was confirmed as 59 members were either present in person or by Proxy. Residents in attendance are documented on the sign in sheet attached to the original Meeting Minutes. Upon completion of the ballot count and verification of the votes, and no other nominations from the floor with one write-in, Candidate Richard Castaing was elected to serve as the open director position. The candidate accepted the position as elected.

FINANCIAL REPORT:

Kimberly Hiles of Sterling presented the financial reports for review. Cash Operating reported at \$221,485.60; New First Checking \$19,808.90, New First MMA \$201,676.70; Reserves at \$268,630.16; New First MMA \$48,003.27; New First CD \$80,574.09; Veritex Bank MMA \$88,429.71, Veritex Bank CD \$26,004.02, & Mint Bank CD \$25,619.07. Total expenses for the month of December 2019 were \$22,713.82.

A motion was made, seconded and passed unanimously to approve the reports as written. The Balance Sheet Report & Income Statement was distributed to the residents in attendance. Treasurer Margaret Lehmberg gave a verbal report of the financials.

APPROVAL OF JANUARY 15, 2019 ANNUAL MINUTES & EXECUTIVE MEETING MINUTES:

A motion was made, seconded and passed unanimously to approve the January 15, 2019 Annual Meeting Minutes & Executive Meeting Minutes of the board of directors.

GUEST SPEAKER & PUBLIC COMMENTS:

President David Morrissey thanked director Margaret Lehmberg for all of her hard work and dedication serving on the board of directors & the ACC committee. She has done outstanding work for the community and will be greatly missed.

Adam Galland P.E. Montgomery County Area Engineer with TXDOT, attended the meeting to discuss the five 242 construction plans, future projects & time frames.

He answered many questions from the residents and also discussed the drainage effort plans with the ditches that are underway that will also include additional detention ponds.

Adam Galland also reported that speed limits will be modified on 242 & they are also working with the water park on drainage plans. He feels confident that the residents will see an improvement.

David Morrissey assured the residents that he will request a copy of the plans and have them available for review.

David Morrissey explained that we did not have enough time for additional comments and all other questions will be addressed at the next meeting.

PENDING BUSINESS-

*Officer Positions

*Website upgrades

*Drainage Analysis

NEW BUSINESS-

*Candidate Richard Castaing elected for open board director position.

Adjournment

With there being no further business the annual meeting was properly adjourned at 8:00pm.

Next Meeting Date

The next monthly meeting is scheduled for Tuesday, February 18, 2020.



SIGNATURE

1-19-2021
DATE

Respectfully submitted by:

Kimberly Hiles

Community Manager for Northcrest Ranch

**MINUTES OF THE EXECUTIVE MEETING OF THE BOARD OF DIRECTORS
NORTHCREST RANCH COMMUNITY ASSOCIATION, INC.**

JANUARY 21, 2020

23050 Speed Street/ New Caney, Tx. 77357

CALL TO ORDER AND ADOPT AGENDA

A quorum having been established, President, David Morrissey called the meeting to order at 6:00 p.m. Board members in attendance was Margaret Lehmberg, Larry LaCaze, Greg Eames, and Prescott Small. Also in attendance were Kimberly Hiles and Aubrey Rogers representing Sterling Association Services, Inc. A motion was made, seconded and passed unanimously to approve the agenda as presented.

APPROVAL OF JANUARY, 2019 ANNUAL MINUTES:

A motion was made by Margaret Lehmberg, seconded and passed unanimously to approve the January 15, 2019 annual meeting minutes of the board of directors.

FINANCIAL REPORT-

Kimberly Hiles presented the financial report by Sterling. The financial report for the month of December 31, 2019 which indicated an Operating balance of \$221,485.60; New First Checking \$19,808.90, New First MMA \$201,676.70; Reserves at \$268,630.16; New First MMA \$48,003.27; New First CD \$80,574.09; Veritex Bank MMA \$88,429.71, Veritex Bank CD \$26,004.02, & Mint Bank CD \$25,619.07. Total expenses for the month of December 2019 were \$22,713.82. A motion was made, seconded and passed unanimously to approve the reports as written.

PENDING BUSINESS-

- *Website upgrades
- *Drainage Analysis Study

NEW BUSINESS-

- *None

EXECUTIVE SESSION SUMMARY-

- *Account #222766 was discussed regarding delinquency and request to remove fees. The agreed that the fees will not be removed as the corrections to the account were previously completed and the account has been delinquent. The resident did not show up for the meeting scheduled.
- *Account #222676 was discussed regarding a noise complaint. The board has met with the residents previously and agrees it is a police matter. Sterling is to send another letter for the noise complaint and the board will address the resident.

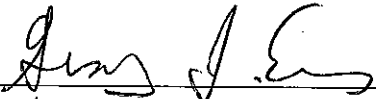
NEXT MEETING SCHEDULED FOR FEBRUARY 13, 2020

ADJOURN

With no further business to come before the Board, David Morrissey properly adjourned the

meeting at 6:38 p.m.

These minutes were approved by the Board of Directors:



Signature

1-19-2021

Date