

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS
NORTHCREST RANCH PROPERT OWNER'S ASSOCIATION, INC.
MAY 9, 2022, 7:00 PM
23050 Speed Street, New Caney, TX 77357**

I. CALL TO ORDER AND ADOPT AGENDA

A quorum having been established, President Glen Allison called the meeting to order at 6:57p.m. Board members in attendance were Kandy Johnson, Richard Castaing, Theresa Fennessey and Charles Mathes. Also in attendance was Aubrey Rodgers representing Sterling Association Services, Inc., two associates from IMC Management and the homeowners per the sign-in sheet. A motion was made, seconded, and passed unanimously to approve the agenda as written.

II. APPROVAL OF MEETING MINUTES

A motion was made, seconded, and passed unanimously to approve the April 14, 2022 meeting minutes of the board of directors.

III. SUMMARY OF APPROVALS OUTSIDE OF MEETING

None

IV. FINANCIAL/TREASURER'S REPORT

Richard Castaing reviewed the financial report for the month ending April 30, 2022 and reported April expenses in the amount of \$14,003.01, balance in the operating account of \$233,556.63, balance in reserve account of \$441,245.40.

V. BOARD/COMMITTEE REPORTS

- a. **ACC** – S. Neel was not present. No update at this time.
- b. **Park Improvements** – C. Mathes reported that the Board is currently looking into updating the parks, specifically section 2. They have received one bid thus far and looking forward to receiving more. G. Allison noted that they have received one bid for playground covers, more bids to come.
- c. **Horse Committee** – No update at this time.
- d. **Landscape** – T. Fennessey let the membership know that she plans to get together with the new management company regarding prospective landscaping companies. One landscaping company has walked the Association property and parks. The Board is looking to receive bids from 5 or more companies.
- e. **Community/Social** – G. Allison announced that they are still in need of a social committee director and asked for volunteers.
- f. **Drainage** – The survey of the neighborhood will continue. No further update.

VI. NEW BUSINESS

- a. **Sterling Management Contract** – G. Allison advised the membership that the contract is terminated effective May's end. The new property management company will be IMC. IMC was present and gave a brief introduction.
- b. **Pine Forest Landscaping Contract** – Landscaping contract is currently out to bid.
- c. **Lackey Pond Maintenance Contract** – When on property, Lackey noted that there are several trees in section 1 that need to be removed. The Board will be looking into this.
- d. **Insurance Renewal** – the insurance renewal is now complete.

VII. PUBLIC COMMENTS

- A homeowner asked about the walking path and if there would be parking.
- A resident raised concerns about the police presence on 242.
- A member on White Tail Crossing spoke about the issues he has had regarding his ditch and is seeking help/suggestions.
- A homeowner told the Board about the trailer park outside of the community burning trash.
- A resident asked the Board what the best approach is to report neighborhood complaints. G. Allison advised the resident to go through the webform.
- A member complained about roaming dogs getting into their trash.

VIII. MOVE INTO/OUT OF EXECUTIVE SESSION


No executive meeting.

IX. EXECUTIVE SESSION SUMMARY

X. ADJOURN

With no further business to come before the Board, G. Allison properly adjourned the meeting at 7:49 pm.

These minutes were approved by the Board of Directors:



 Signature

6/13/22

 Date