

NORTHCREST RANCH PROPERTY OWNERS' ASSOCIATION, INC.

MEETING MINUTES OF THE BOARD OF DIRECTORS

February 10, 2025 @ 7:00 PM

23050 Speed Street, New Caney, TX 77357

DIRECTORS PRESENT:

Glen Allison

Kandye Johnson

Charles Mathes

Greg Eames – via FaceTime for Owner Hearing and Executive Session

DIRECTORS ABSENT:

Brian Taylor

IMC:

Kerrie Stone

OWNERS PRESENT:

1 owner, per Sign-In sheet

CALL TO ORDER AND ADOPTION OF AGENDA:

Quorum being established; G. Allison called the meeting to order at 7:08 PM.

K. Johnson made a motion to adopt the agenda. C. Mathes seconds the motion, and it carries.

APPROVAL OF MEETING MINUTES:

K. Johnson made a motion to approve the January 13, 2025, Meeting Minutes. C. Mathes seconds the motion, and it carries.

FINANCIALS / TREASURY REPORT:

K. Johnson made a motion to approve the January 2025, Financials. C. Mathes seconds the motion, and it carries.

BOARD / COMMITTEE REPORTS:

CAM – Surface rust has been discovered on the Section 3 Park equipment. The Board will be contacting the Vendor to advise of a solution and repair.

Park 1 Signs are to be replaced.

ACC – For ACC application submissions, please send all required documents via email to IMC through your portal page or to Kerrie Stone @ kstone@imcmanagement.net. An electronic copy of the documents will become a permanent part of your property file.

SOCIAL:

DRAINAGE:

The Committee is continually working to resolve the issues.

DEED RESTRICTIONS:

Deed Restrictions, along with ACC Violations, are being consistently enforced.

A total of 54 violation letters were sent in January; 7 of which were second notices and 47 were new violations.

242 Fences – Fences will be inspected next week for cleanliness, growth protruding through, and any maintenance that is needed.

NEW BUSINESS:

PUBLIC QUESTIONS/COMMENTS:

A child, accompanied by a parent, was observed swimming in the Section 1 Pond.

EXECUTIVE SESSION RECAP:

G. Eames made a motion to grant an ACC variance for NCCRP45431. K. Johnson seconds the motion, and it carries.

K. Johnson made a motion to waive small balances, consisting of interest and late fees, for the following accounts: NCRP45531, NCRP45572, NCRP45585, NCRP54925, NCRP45412, NCRP45432, NCRP45252, NCRP45498. C. Mathes seconds the motion, and it carries.

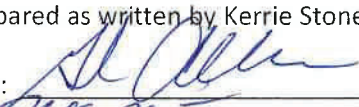
K. Johnson made a motion to proceed with attorney litigation on the following accounts: NCRP45319, NCRP45610, NCRP45574, NCRP45378, NCRP45173. C. Mathes seconds the motion, and it carries.

K. Johnson made a motion for the attorney to proceed with a Final Demand, prior to litigation, on NCRP45164 for DR Violations. C. Mathes seconds the motion, and it carries.

ADJOURN:

K. Johnson made a motion to adjourn the Open Session at 7:38 PM. C. Mathes seconds the motion, and it carries.

Minutes prepared as written by Kerrie Stone.

Approved by: 

Position: President

Date: 3/10/25