

MEADOWLAKE VILLAGE HOMEOWNERS' ASSOCIATION
7410 Breda Drive
Baytown, Texas 77521

MEETING MINUTES January 06, 2025

Board Members Present:

Leslie McDonald, Brenda Marsh, Ernest Nuchols and Yvette Bazan

Robert Wagnon, entered at 5:54 p.m.

Manager: Regina Real

5:48 p.m. Regular meeting called to order

6:03 p.m. Regular meeting adjourned

6:03 p.m. Executive Session called to order

6:04 p.m. Executive Session adjourned

6:04 p.m. Regular meeting called to order

6:04 p.m. Regular meeting adjourned

- I. Quorum was established.
- II. 5:48 p.m. the meeting was called to order by Leslie McDonald.
- III. Prior meeting minutes were reviewed and a motion to approve was made by Yvette Bazan, seconded by Brenda Marsh, and passed 4-0.
- IV. Enforce Security report was postponed.
- V. Open Forum:
 - o Homeowners requested pickleball courts.
 - o Homeowner complaint about fireworks and gunshots.
- VI. A motion was made by Leslie McDonald and seconded by Yvette Bazan to approve the Reserve Study. The motion passed 5-0.
- VII. A motion was made by Leslie McDonald and seconded by Yvette Bazan to approve drainage project with Wild Magnolia Landscaping. The motion passed 5-0.
- VIII. A motion was made by Brenda Marsh and seconded by Yvette Bazan to approve pool contract with Sweetwater Pools. The motion passed 5-0.
- IX. A motion was made by Leslie McDonald and seconded by Yvette Bazan to approve engagement in accounting services with Jimmie Pierce, CPA. The motion passed 5-0.
- X. A motion was made by Leslie McDonald and seconded by Brenda Marsh to approve the management contract with Regina Real. The motion passed 5-0.
- XI. A motion to adjourn the regular meeting was made at 6:03 p.m. by Yvette Bazan, seconded by Brenda Marsh, and passed 5-0.
- XII. Executive session was called to order by Robert Wagnon at 6:03 p.m.
- XIII. The executive session was adjourned at 6:04 p.m.
- XIV. The regular meeting was called to order at 6:04 p.m. by Robert Wagnon.
- XV. A motion to approve 1 account at the attorney's office for litigation was made by Yvette Bazan, seconded by Brenda Marsh, and passed 5-0.
- XVI. With no further business, a motion was made to adjourn by Brenda Marsh and seconded by Yvette Bazan, and passed 5-0 at 6:04 p.m.