

Covington Woods Community Association, Inc.
Board of Directors Meeting Minutes
June 8, 2021
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Approve Minutes of Previous Meeting:

With a motion of the Board of Directors approved the April 12, 2021, Meeting minutes. With Jameson making a motion and Rick 2nd the motion and motion passed.

Committee Reports:

- a. Architectural Control – No Report
- b. Beautification Committee – Rick Bravo reported that the Yard of the Month started in June and will run until September. YOTM/Brite spots will be posted to the website.

Treasurer's Report:

- a. Cash Balances - New First Bank Ckg- (\$3,218.21)
New First ICS- \$120,012.06 & New First MMA- \$45,043.48 as of
05/31/2021
- b. Delinquencies – 82% collected as of 05/31/2021
- c. Review Financial Reports- none

Management Report:

- a. Correspondence received by Association, Directors, Management – No Report
- b. Association Business and Operations –
 - 1. Annual Meeting is set for August 9, 2021. The meeting will be held face to face.
 - 2. The Board was made aware of the clubhouse repairs and what the HOA is responsible for and what the City of Sugar Land is responsible for per the contract.
- c. Pool Report – 2021 pool registrations will be on site at the clubhouse on Saturday, June 12, 2021. Leticia informed the Board that the garage door will need to be fixed. Leticia also informed the board of the bee's that are swarming around the pool house. Jameson asked Leticia to get bids for removal not killing. Jameson will also send Leticia a number he has.
- d. Common Area Maintenance – Jameson and Joanne shared information with the board and homeowners that attend the meeting on the Jess Pirtle and Ivy Mount Fencing. They mentioned how they will look more into it but as of now it is the responsibility of the homeowner.

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- i. Website – Leticia informed the Board that the email blast transition has been removed and all email blast will be sent through Townsq.
- g. Tennis Court Report- Jameson will provide Leticia with a concert company to provide a bid for a ramp. Leticia will also get a bid for a ramp from the General Contractor.
- h. Newsletter – Next newsletter is to go out in beginning of July to include Annual meeting information.

Executive Session:

Reconvene in Open Session and Report on Actions Approved During Executive Session:

- a. Collections -
 - 1. Enforcement Action – The Board of Directors approved (0) zero address to be filed for lawsuit.
 - 2. Owner Request – The Board of Directors approved (2) two homeowner’s requests. The Board of Directors denied (2) two homeowner’s request.
- b. Deed Restrictions Report -
The Board approved the deed restriction report provided by API. API reported that (0) zero work orders had been issued for self-help items and (3) three certified letters were mailed. API also report (0) zero accounts were sent to the association’s attorney for deed restriction enforcement. The Board has agreed to move on to the next step for properties at the attorney.

Set Date, Time, and Agenda of Next Meeting/Adjournment

With no further business to be conducted the meeting was adjourned by President, Jameson Frey at 7:44 P.M.

Date: October 11th 2021

Ricardo Alvarez, President

Jameson Frey, Secretary

Leticia Gonzalez, Management