

**The Lakes of South Shore Harbour C.A. Inc.
Board Meeting Minutes**

March 9, 2021

The following meeting minutes reflect the actions taken by the Board of Directors (the “Board”) of the Lakes of South Shore Harbour C.A. Inc. (the “Association”) at the regular meeting of the Board conducted on March 9, 2021 (the “Board Meeting”), via Zoom.

IN ATTENDANCE

Representing the Members of the Lakes of South Shore Harbour C.A. Inc. were the following Board members:

- Alfred Donaldson
- Richard Hipp
- Vikki Marsh
- Gerald Killian
- Melanie Graves

Representing Spectrum Association Management, LP was:

Client Relations Manager-Tiffany Sanford

DETERMINATION OF QUORUM

A quorum of Board members was announced, and the board meeting was called to order at 6:00 p.m.

EXECUTIVE SESSION

The board reviewed the aging report and approved to escalate the following accounts to the attorney for further collection escalation: 8934603134, 8933303219, 8931600835, 8934203205, 8930800856, 8934502907, 8936700867, 8935902965, 8933800872, 8933401295, 8931401081, 8934801157, 8933800865,
Motion- Alfred, Second- Melanie, 5-0

GENERAL SESSION

The general Session was called to order at 7:04 p.m.

AGENDA APPROVAL

A motion was made to add the Pool Management Contract to the agenda under old business. Motion-Richard, Second- Melanie, 5-0

MINUTES APPROVAL

The Board reviewed the minutes from the February 9, 2021 meeting. Motion to approve-Gerald, Second-Rich, 5-0 motion passes.

FINANCIALS

The board and homeowners were presented with the financials for January 2021.

OLD BUSINESS

- Actions taken since last board meeting:
 - Approval to repair the broken pipes at the pool house.

- Tiffany Sanford provided an update on the pressure washing. Due to the wet weather, it has been difficult to get the project finished without damaging the landscaping. When the ground is dry, they will return with a longer wand to finish up 96.
- The new landscaping maintenance company- TexScapes- will start servicing the community on April 1, 2021.
- Tiffany provided an update on the fencing policy. The board is still awaiting the survey of the fencing along Austin St. the updated ETA is next week.
- RAC- Gerald updated the community on the first meeting of the RAC. The first meeting had three committee members and they will be reviewing items in the association to make recommendations for the board on potential projects.
- An update was provided on the concrete fencing repairs. The association is waiting to hear from Fencecrete regarding the concrete fencing and whether the association's fence was installed by them. Once received we can proceed with gather proposals for repairs.
- Alfred also provided an update on the bylaw amendments. The Board is currently working to draft the amendments and will hold town hall meetings to discuss the amendments prior to opening the vote for homeowners. More information to come on this topic soon.
- Landscaping Committee- Richard Hipp and Melanie Graves provided an update that they are still looking for representatives to serve on the committee. They will also be meeting with Heather McKnight from League City regarding the associations vegetation and what should be replaced or cut back due to the winter storm. Anyone interested in serving on the committee should complete the committee application.
- The motion was made to proceed with the renewal of the pool management contract with Gulf Coast Aquatics for May 2021- April 2020. Motion- Alfred, Second- Rich, 5-0

NEW BUSINESS

- 2021/22 Budget- the draft budget was provided to the board with documents showing expenditures for the previous two years for reference. The board will meet during a workshop session to discuss the proposed budget.
- The Spring Garage Sale for the community is scheduled for Saturday, April 17, 2021. Motion- Alfred, Second- Gerald, 5-0

HOMEOWNER FORUM

Homeowners present were given the opportunity to address the board and ask any questions. Questions and comments included: questions regarding the budget planning process, considerations and the assessment amount for next fiscal year, closure of the line of credit, sidewalks in need of repair throughout the community.

OPEN MEETING ADJOURNMENT

Open session was adjourned at 8:08 PM

NEXT MEETING DATE

The next meeting of the Board of Directors will be Tuesday, April 13, 2021.

Alfred Donaldson

LOSSH representative

Tiffany Sanford

Spectrum representative

04 / 30 / 2021

Date

Signature Certificate

Document Ref.: ZEF5Q-GKJFH-AMCVT-HYHQD

Document signed by:

	Tiffany Sanford Verified E-mail: tsanford@spectrumam.com	<i>Tiffany Sanford</i>
IP: 73.136.33.206 Date: 30 Apr 2021 18:41:04 UTC		

	Alfred Donaldson Verified E-mail: president@lakesofsouthshoreharbour.com	<i>Alfred Donaldson</i>
IP: 73.6.130.68 Date: 30 Apr 2021 18:41:47 UTC		

Document completed by all parties on:
30 Apr 2021 18:41:47 UTC

Page 1 of 1



Signed with PandaDoc.com

PandaDoc is the document platform that boosts your company's revenue by accelerating the way it transacts.

