

**VENETIAN ESTATES PROPERTY OWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES
June 5, 2018**

In attendance:

	Ed Beckham	x	Jan Peterson		Don Wilson
x	Bob Buck	x	Tarn Springob	x	James Wong
	Andrew Engleman	x	Tom Tannahill	m	Cindy Valdez
x	Sue Frewin	x	Tom Tran	m	Leticia Gomez
x	JoAnn Gunther	x	Ralph Twiss	g	Greg Yund
	Carolyn James	x	Pat Uselton		
	Jeff Johnston	x	Bob Vacek		
x	Pat Krajca		Bao Vinh		
x	Pat Lowrie	x	Greg Waleke		

x=board members in attendance, g=guest, m=management company

Call Meeting to Order:

Due notice of meeting, a quorum was established, Greg Waleke, the board President called the meeting to order at 7:00 P.M. The meeting was conducted at The First United Methodist Church, Sugar Land, TX 77478.

Cindy Valdez said she is going to be working part-time because of personal reasons, and she introduced Leticia Gomez who will be taking her place as our management agent.

Call Open Forum to Order:

Greg Yund said he wanted to bring a couple of matters to the board's attention. He said that some of the boats in the neighborhood now have headlights like a car, and can be very disturbing at night when they shine directly at a home. He also said a homeowner has a pump that is running for long periods of time during the day and evening and is quite noisy. He said perhaps it needs some repairs. Greg Waleke said he would send out an e-mail concerning the headlight matter, and would contact the homeowner about the pump.

Call Business Meeting to Order:

Actions between Meetings:

Venetian Estates Property Owners Association, Inc.
Board of Directors Meeting Minutes
June 5, 2018
Page -2-

Approve Minutes of Previous Meeting:

With a motion by Tarn Springob and a second by Bob Vacek, the May 1, 2018 meeting minutes were approved as written.

Committee Reports:

- a . Deed Restrictions – A couple of homes were mentioned as having outdoor lights that are too bright.
- b . Grounds – Greg Waleke said the new bench looks great. Pat Lowrie said she contacted three (3) contractors, and Green Lawn Maintenance came in close to current price. Greg Waleke asked her to talk to the committee members and take a vote if they want to change contractors. Bob Buck asked about plans for the Savoy entrance. Pat Lowrie said the committee is just going to trim it at the present time. A vote was taken concerning removing the pot completely at the Lombardy entrance, or keeping the pot, replacing the tree and adding irrigation. The latter solution won.
- c . Lake Quality – Bob Buck said the lake will be dyed soon.
- d . Neighborhood Caring – JoAnn Gunther mentioned the death of a neighbor.
- e . Public Relations –Bob Buck said there were twenty-five (25) fishermen signed up for the tournament, while approximately eighty (80) people attended the picnic at Kris Cobb's home. It was mentioned that Howard and Susan Marblestone are in charge of the 4th of July boat parade.
- f . Newsletter/Website – No report.
- g . City Liaison/Legal – Ralph Twiss said Sugar Land residents get four (4) free tickets to the 4th of July celebration at Constellation Field. They just need to take their water bill to prove residency.
- h . Architectural Control – James Wong said everything was moving slowly.
- i . City Water/Pump Operations/Dredging – Greg Waleke said the city has agreed to maintain a medium level, but is still working on finalizing the contract.

Venetian Estates Property Owners Association, Inc.
Board of Directors Meeting Minutes
June 5, 2018
Page -3-

Treasurer's Report:

- a. Cash Balances as of April 30, 2018
 - HFCU CD Account \$ 100,443.41
 - HFCU CD Account 30,118.82
 - HFCU CD Account 30,071.44
 - HFCU CD Account 30,000.00
 - HFCU CD Account 40,099.62
 - Frost Checking 17,125.81
 - Frost Money Market Account 180,329.55
 - HFCU Money Market Account 20.00
 - Delinquencies – April 30, 2018 97.28% collected
- b. Review Financial Reports – Bob Vacek said the delinquencies are coming down.

Management Report:

- a. Correspondence received by Association, Directors, Management – No Report
- b. Association Business and Operations – No Report

Executive Session:

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

- a. Collections
 - 1. Enforcement Action – No Report
 - 2. Owner Request – No Report
- b. Deed Restriction Report
 - 1. Enforcement Action – Bob Buck made a motion to send certified letters to five (5) homeowners for various violations. Ralph Twiss seconded the motion, and the motion passed. Jan Peterson asked what the cost was to send a violation document to the attorney, and was told \$100.00 to \$150.00.

A complaint had been made about the mosquito company spraying too early in the evening when people were out and were being sprayed. James Wong suggested that a

Venetian Estates Property Owners Association, Inc.
Board of Directors Meeting Minutes
June 5, 2018
Page -4-

time to spray should be set for 30 minutes to an hour after dusk. Greg Waleke said he would check the contract and discuss the matter with the company.

Set Date, Time and Agenda of Next Meeting/Adjournment

The next scheduled meeting will be September 4, 2018 at 7:00 P.M. located at the Sugar Land First United Methodist Church, Sugar Land, TX 77478.

With no further business to be conducted Tarn Springob made a motion to adjourn the meeting at 8:15 P.M., it was seconded by Pat Krajca, and the motion passed.

Date: _____

Greg Waleke, President

Dee Trevino, Secretary

_____, Management