

**VENETIAN ESTATES PROPERTY OWNERS ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING MINUTES  
November 6, 2018**

**In attendance:**

x	Ed Beckham	x	Jan Peterson	x	Don Wilson
x	Bob Buck	x	Tarn Springob	x	James Wong
x	Andrew Engleman		Tom Tannahill	m	Leticia Gomez
x	Sue Frewin	x	Tom Tran		
x	JoAnn Gunther	x	Ralph Twiss		
x	Carolyn James	x	Pat Uselton		
x	Jeff Johnston		Bob Vacek		
x	Pat Krajca	x	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.

**Call Open Forum to Order:**

No Residents Input

**Call Business Meeting to Order:**

**Actions between Meetings:**

**Approve Minutes of Previous Meeting:**

With a motion by Ed Beckham and a second by Andy Engleman, the October 3, 2018 meeting minutes were approved as written.

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**Committee Reports:**

- a. Deed Restrictions - No report.
- b. Grounds – Jeff Johnston said the Piedmont pump had burned up and has been replaced. Trees are going to be trimmed. Andy Engleman said he had gotten a couple of bids of approximately thirty-three hundred dollars (\$3,300.00) to redo the Savoy entrance. Pat Lowrie said she thought it was an interesting concept as it was. The board decided not to do anything with it at this time.
- c. Lake Quality – Bob Buck said he is working on getting the fish survey done so then he will know how much forage fish to order.
- d. Neighborhood Caring – No report.
- e. Public Relations – Ed Beckham said he had a memo from Marcie McCutcheon turning the Holiday Party over to Alice Tannahill. The Holiday Party will be held at the home of Corey and Kelly Ferguson on December 2, 2018 from 6:00 to 9:00 PM. Their floor will have a final stain applied days before the party which means no one can wear shoes or go barefoot. Socks will be the order of the day and a contest will be held for different categories. The Halloween hayride was a success with four (4) trucks and trailers filled with neighborhood kids and their parents.
- f. Newsletter/Website – Bao Vinh said he has turned his articles into BarLisa, and the fall newsletter will be sent out mid-November.
- g. City Liaison/Legal – Ralph Twiss said the Johnson Development Company has pushed the date for the startup of the Imperial project to March.
- h. Architectural Control – James Wong said the committee has received thirty (35) requests for the year to date, including one (1) new construction and five (5) demolitions.
- i. City Water/Pump Operations/Dredging – Greg Waleke said he will be sending copies of two letters from the city by e-mail for everyone to review and submit their input.

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**Treasurer's Report:**

- a. Cash balances as of September 30, 2018
  - HFCU CD Account \$ 101,283.41
  - HFCU CD Account 30,343.77
  - HFCU CD Account 30,236.86
  - HFCU CD Account 30,153.34
  - HFCU CD Account 40,262.87
  - Frost Checking 9,825.54
  - Frost Money Market Account 143,029.53
  - HFCU Money Market Account 20.00
  - Delinquencies – September 30, 2018 100% collected
- b. Review Financial Reports – Bob Vacek sent his budget comparisons for review. Said last column is proposed budget for 2019. Discussion followed. Ralph Twiss made a motion to approve the proposed budget, Ed Beckham seconded the motion, and the motion passed. Greg Waleke asked Leticia Gomez of MASC Austin Properties, Inc. to check and see if anyone is being billed for water pumped from the lake. Pat Lowrie reported that Bruce Lowrie said homeowners should be billed now on a quarterly basis. If collected, where is it going? Leticia Gomez said she would check on the matter.

**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

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- b. Deed Restriction Report
  - 1. Enforcement Action –

Jan Peterson made a motion to table a violation for six months, Ed Beckham seconded, and the motion carried.  
The board agreed to allow a pending violation to be taken care of when house is sold.  
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Pat Lowrie made a motion to send a certified letter, Bob Buck seconded, and the motion carried.  
Jan Peterson made a motion to send a certified letter, Pat Krajca seconded, and the motion carried.  
Don Wilson made a motion to send to legal, Jan Peterson seconded, and the motion carried.  
Bob Buck made motion to send to legal, Andy Engleman seconded, and the motion carried.  
The board agreed to send a letter for a standing violation.  
Tom Tran asked how do potential buyers know about a restriction on a sale of property, and Leticia Gomez said a title company would call MASC Austin Property, Inc. for any information regarding the sale.

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

The next scheduled meeting will be December 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 Ed Beckham made a motion to adjourn the meeting at 8:05 P.M., it was seconded by Andy Engleman, and the motion passed.

Date: \_\_\_\_\_

\_\_\_\_\_, President

\_\_\_\_\_, Secretary

\_\_\_\_\_, Management