

**VENETIAN ESTATES PROPERTY OWNERS ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING MINUTES  
January 2, 2019**

**In attendance:**

x	Ed Beckham	x	Jan Peterson	x	Don Wilson
	Bob Buck		Tarn Springob	x	James Wong
x	Andrew Engleman	x	Tom Tannahill	m	Leticia Gomez
x	Sue Frewin		Tom Tran		
	JoAnn Gunther		Ralph Twiss		
	Carolyn James	x	Pat Uselton		
	Jeff Johnston		Bob Vacek		
x	Pat Krajca	x	Bao Vinh		
	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 James Wong and a second by Pat Krajca, the December 4, 2018 meeting minutes were approved as written.

**Committee Reports:**

- a . Deed Restrictions – No report.

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- b. Grounds – Don Wilson said the bulkhead for the property at the Lombardy entrance will take another six (6) weeks to complete.
- c. Lake Quality – No report.
- d. Neighborhood Caring – Sue Frewin said the committee had delivered a welcome basket to new homeowners.
- e. Public Relations – It was announced that due to a misunderstanding no judging was done for the holiday lighting contest. Pat Uselton announced that a coffee will be held on Tuesday, March 19, 2019 at his and Susan’s home. Ed Beckham said the committee was thinking of asking Jason Pierce to host the Fall Dinner if his home is completed at that time.
- f. Newsletter/Website – Bao Vinh asked BarLisa for a screenshot of the newsletter, but was told that they needed to update their equipment before doing so.
- g. City Liaison/Legal – Bao Vinh said homeowner complained about the delivery of the mail being so late.
- h. Architectural Control – James Wong said VE now has two (2) new constructions in progress.
- i. City Water/Pump Operations/Dredging – Tarn Springob and James Wong met with the city, and Tarn Springob will draft the new agreement and the city said they would sign it.

**Treasurer’s Report:**

a.	Cash Balances as of November 30, 2018		
	HFCU CD Account	\$	101,283.41
	HFCU CD Account		30,343.77
	HFCU CD Account		30,236.86
	HFCU CD Account		40,262.87
	HFCU CD Account		30,153.34
	Frost Checking		28,732.72
	Frost Money Market Account		108,633.52
	HFCU Money Market Account		20.00
	Delinquencies – November 30, 2018	100% collected	

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- b. Review Financial Reports – Bob Vacek reported by e-mail that he had reviewed and reconciled the bank account balances as reflected on the November 2018 financials and agrees with the amounts presented by MASC Austin Properties, Inc.

**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 – Don Wilson made a motion to send a last chance letter, then to legal if no response. Andy Engleman seconded the motion, and the motion passed.

Andy Engleman made a motion to send certified letter for violation, Don Wilson seconded the motion, and the motion passed.

The board agreed to grant an extension at this time for a violation.

Jan Peterson reported that she and her husband encountered a boat with no lights in the back and this could have been a dangerous situation. Needs to remind homeowners to make sure they have adequate lights on after dark.

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

The annual meeting will be held January 17, 2019 at 7:00 P.M. at the Sugar Land First United Methodist Church, Sugar Land, TX 77478.

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The next scheduled monthly meeting will be February 5, 2019 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 Andy Engleman made a motion to adjourn the meeting at 7:52 P.M., it was seconded by Pat Krajca, and the motion passed.

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

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

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

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