

**VENETIAN ESTATES PROPERTY OWNERS ASSOCIATION INC.  
BOARD OF DIRECTORS MEETING MINUTES  
APRIL 5, 2022**

**IN ATTENDANCE:**

Steve Tralie	Ed Beckham	Ralph Twiss	Tom Tran
Tom Tannahill	Jim Vonderhaar	Pat Lowrie	Pat Kracja
Pat Usleton	Bob Vacek	Bob Buck	Cindy Pack
Leticia Gomez - M	Ruth Jungman	Don Wilson	Chuck Howell - guest

**CALL MEETING TO ORDER:**

Due to notice of meeting, a quorum was established. Steve Tralie, VEPOA Board President, called the meeting to order at 6:30 p.m. in Room 600 of Sugar Land Methodist Church.

Chuck Howell, VEPOA resident, inquired if we could make a gravel path to the Sugar Lakes Park. The board discussed it and tabled it until further notice.

**ACTION BETWEEN MEETINGS:**

VEPOA Annual Homeowners Meeting was held on Tuesday, March 8, 2022 in the Venue at First Methodist Church Sugar Land. There were 53 homeowners in attendance.

The Centerpoint Town Hall for VEPOA residents was held on Tuesday, March 29, 2022 in the Venue at First Methodist Church Sugar Land.

**APPROVAL OF MINUTES FROM THE PREVIOUS MEETING:**

There was a correction to the minutes from the March 8 Board Meeting. "As of the end of January 82.5 % of homeowners had paid their HOA dues". Not 94.3% as previously stated in the minutes. The March 1 minutes were approved after a motion by Ed Beckham and a second by Pat Usleton.

The March 8, 2022 Annual Meeting Minutes were approved after a motion by Ed Beckham and a second by Pat Usleton.

## **COMMITTEE REPORTS:**

**Dees Restrictions:** Tom Tannahill asked for a clarification on “Violation R Letter which means Violation Registered Letter. A discussion was held about violation letters and mildew.

**Architectural Control Committee** - Bob Vacek reported there have been 18 requests for improvements including 2 new homes, new patio covers, generators, fences, painting, and roofs.

**Grounds, Park, and Security** - Pat Usleton reported that we will dye the lake every other month for a while. He will check on when Green Mark will replace the beds with seasonal color.

**Neighborhood Relations** - Steve Tralie reported that several residents have received mail that is not theirs. The ATM at the Bank on Savoy was robbed on April 2, 2022 at 2 a.m. Our cameras did not catch anything. It was suggested that we contact Bud Friedman about additional lighting for the bank parking lot.

Leticia reported that a Sugar Lakes resident asked our association to help pay for trimming a tree on Savoy that hangs over his property. We decided not to pay for the tree trimming.

There were questions about the retainer we pay Ethan Mullani for the sprinkler service. It was suggested that we contact Green Mark for a quote to take over this service.

The timeline for the Sugar Land Grant to beautify our entrances has been extended but we have already turned in our request.

The Exchange Club will be tying blue ribbons on our trees to highlight Child Advocate Month during April.

The VEPOA Fishing Tournament and Crawfish Boil will be Saturday, April 23, 2022 from 4:30 p.m. to 7:00 p.m. at the Vonderhaar’s home. Fort Bend Brass Quintet will perform.

The VEPOA Coffee was held on April 5, 2022 at the Joneses home on Tuscany. Minuti Coffee donated the coffee.

**Caring, Welcome and Block Captain** - Ruth Jungman reported she delivered a welcome basket to the new residents at 306 Salerno.

**City Liaison/Legal** - Ralph Twiss reported about the meetings with the city. He reminded us to use 311 and the city website for information.

**Finance** - see report

**Lake Quality** - Bob reported that he has contacted a small dredging company who had some less expensive ideas for dredging the lake.

**Management** - Leticia Gomez . All board officers were elected by acclamation.

**Executive Session: n/a**

The meeting was adjourned at 7:49 p.m. after a motion by Jim Vonderhaar and a second by Bob Vacek. The next meeting will be May 3, 2022 at Sugar Land Methodist Church.

Respectfully submitted,

\_\_\_\_\_, Steve Tralie, President

\_\_\_\_\_, Cindy Pack, Secretary

\_\_\_\_\_, Leticia Gomez, Austin Properties