

THE BOARD OF DIRECTORS OF GLEN LAUREL HOMEOWNERS ASSOCIATION, INC. HELD THEIR REGULAR MONTHLY BOARD OF DIRECTORS MEETING ON TUESDAY, OCTOBER 15, 2024 AT 6:30 P.M. AT THE BURNEY ROAD COMMUNITY CENTER, 14122 W. AIRPORT BLVD. #A, SUGAR LAND, TX 77498.

Director's present were Lydia Rosenthal, Mark Johnson and Joanna Figueroa. Also, in attendance was Becky Salinas, representing Sterling Association Services, Inc. ("SASI")

CALL TO ORDER AND ADOPTION OF AGENDA

Lydia Rosenthal presided over the meeting and called the meeting to order at 6:35 p.m., the agenda was approved with no corrections or additions; *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

RECORD UNANIMOUS APPROVALS BETWEEN MEETINGS

The Board approved the following maintenance repairs in between meeting:

- Approval for change order for Aber Fence for 11 hydro-excavation holes along Florence Road to avoid utilities in the amount of \$7,475.00;
- Approval for Southern Lawns to install 648-4" pot seasonal flowers (180 extra for Cottonwood) at Burney Rd entry and both sides of Cottonwood in the amount of \$1458.00 plus tax;
- Approval for Southern Lawns to install 990-4" pot seasonal flowers in w. Airport esplanade tips and Cottonwood esplanades in the amount of \$2,920.50 plus tax;
- Approval for Southern Lawns to install new planting on eastside of Cottonwood as well as fill in of planting on exact opposite west side of Cottonwood, dug up by fiber optic work, install 16-3 gal. Agapanthus and 10-3 gal. Society Garlic in the amount of \$845.00 plus tax;
- Approval for Southern Lawns to replace 110-1gal. of Dianella and 26-1gal. Daylily at both Burney entrance beds in the amount of \$2,393.00 plus tax;
- Approval for Southern Lawns to mulch all beds & tree saucers with 118 cy of pine bark mulch in the amount of \$9,263 plus tax.

CITY OF SUGARLAND

Officer Reid was in attendance and provided an update on any activities that occurred within and surrounding the community and answered any questions from the Board and residents.

HOMEOWNER OPEN FORUM

- NONE

MEETING MINUTES

The Board reviewed and unanimously approved the September 17, 2024, with one correction, a request to remove the names of the homeowners present during open forum; *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

FINANCIALS

SASI provided a summary of the financials for August 31, 2024; and answered questions from the Board; *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

MANAGERS' REPORT

Manager's Updates/Action List was reviewed and discussed.

A list of New Resident was provided to the Board.

The monthly Board Meeting will remain monthly, 3rd Tuesday of the month at 6:30 p.m., with no meetings in June and December.

OLD BUSINESS

Perimeter Fence Installation – discussed in open forum.

THE BOARD OF DIRECTORS OF GLEN LAUREL HOMEOWNERS ASSOCIATION, INC. HELD THEIR REGULAR MONTHLY BOARD OF DIRECTORS MEETING ON TUESDAY, OCTOBER 15, 2024 AT 6:30 P.M. AT THE BURNEY ROAD COMMUNITY CENTER, 14122 W. AIRPORT BLVD. #A, SUGAR LAND, TX 77498.

Performing Annual Audit – the Board was updated the audit was in progress.

Planning the Replastering of the Pools – discussion tabled until 2025.

Fall Newsletter & Articles – the Board discussed the fall newsletter articles.

NEW BUSINESS

Revised Preliminary 2025 Budget – SASI presented the revised preliminary draft of the 2025 Budget. The Board reviewed and with no other corrections or changes, the Board unanimously approved the 2025 Budget as presented. *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

Setting the Annual Assessments for 2025 – the Board held a discussion on the 10% increase of the assessments, the Board unanimously approved to increase the annual assessments for 2025 from \$600 to \$650. *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

Annual Meeting Preparations – the Board reviewed and discussed the notices present; SASI was asked to remove the time from the Solicitation of Candidates.

Pool House Siding Repairs – the Board discussed the siding repair and roof proposal presented. M. Johnson suggested CABA builders to replace the roof and repairs to the siding of the pool house *L. Rosenthal asked for a motion, M. Johnson made a motion; J. Figueroa seconded the motion; motion passed.*

The Open Session was adjourned at 7:20 p.m.

EXECUTIVE SESSION

With a quorum present, the Board entered into Executive Session at 7:21 p.m. as provided by Section 209.0051 (c) & (e) of the Texas Property Code Chapter 209 to consider actions involving personnel, litigation, contracts, enforcement actions, communications with the HOA attorney and homeowners' privacy and confidential matters.

Compliance Report – a summary on the number on letters mailed out for the month ending. A brief conversation was held regarding.

Collection Comparison Report – an overall collection comparison reflected 99% collected for the Annual Assessments.

Attorney Status Report – no attorney status report.

MUD Lease Agreement – the MUD lease agreement was approved by both the MUD Board and Glen Laurel HOA Board.

Cost Sharing Agreement – the agreement was approved by Glen Laurel HOA Board, SASI to advise legal counsel. SASI to follow up with the HOA legal counsel.

Ezee Fiber Encroachment Agreement – no update, SASI to follow up with the HOA legal counsel and Ezee Fiber.

The Executive Session adjourned at 7:27 p.m. and the Board reconvened in Open Session for possible action on items discussed in the closed Executive session.

GENERAL DISCUSSION

A few items discussed with the Board are as followed:

- status on installation of new Holiday Decorations;
- send out notices for homeowner trees touch or sitting on the concrete walls;
- clubhouse cleaning bi-weekly
- annual holiday decoration judging to take place December 20th – 22nd;

THE BOARD OF DIRECTORS OF GLEN LAUREL HOMEOWNERS ASSOCIATION, INC. HELD THEIR REGULAR MONTHLY BOARD OF DIRECTORS MEETING ON TUESDAY, OCTOBER 15, 2024 AT 6:30 P.M. AT THE BURNEY ROAD COMMUNITY CENTER, 14122 W. AIRPORT BLVD. #A, SUGAR LAND, TX 77498.

The next meeting scheduled is the Annual Meeting for Tuesday, November 19, 2024 at 6:30 p.m. at the Burney Road Community Clubhouse at 14122 West Airport Blvd #A., Sugar Land, TX 77498.

ADJOURNMENT

With there being no further business to come before the Board the Board was properly adjourned at 7:35 p.m., *L. Rosenthal made motion was made; J. Figueroa seconded the motion; motion passed.*

Accepted at the __**January 28, 2025**__ Meeting Minutes