

ROCKY BAYOU OWNER'S ASSOCIATION, INC.
MEETING MINUTES OF THE BOARD OF DIRECTORS
May 22, 2025

A meeting of the Board of Directors for Rocky Bayou Owner's Association, Inc. was held on May 22, 2025, at
via Conference call.

Call to Order and Quorum Certification: The meeting was called to order at 6:43 p.m. with Board members Amber, Joe, Wendy, and Ben present. Ellen Evans from Burg Management was also in attendance and recorded the minutes.

Proof of Notice: Management confirmed that notice of the Board meeting was posted in accordance with Association By-Laws.

Board Member: Wendy made a motion to appoint Chad Fuentes to the Board. Amber seconded the motion, and the Board agreed unanimously.

Approval of Prior Meeting Minutes: Tabled

Financial Update: Wendy Reported that there were only two past due assessments.

Architectural Committee: 443 Howard is requesting a shed and one owner submitted a question regarding "no soliciting" signage in different areas of the property.

Maintenance: Amber reported that Rusty says that the entrances need to be worked. Also that a tree fell across from Wava and blocked the street, so Rusty cut it down and has submitted receipts for \$15.98 for chains. Wendy suggested a one time payment to Rusty for this of \$250 and the Board approved unanimously. There were also concerns raised regarding the condition of the Dam on Lake Henderson, and how to maintain it.

Compliance: Joe stated that not too many compliance issues have come up other than one house that has a clutter in his yard. Ellen stated that inspections have started, and Maria will be inspecting again next week. Ellen suggested starting small with compliance letters and addressing overgrown yards and weeds first. The Board agreed with this idea and gave a correction window of 30 days.

Reimbursement of Treasurer: Amber made a motion to reimburse Wendy for the filing of the annual Taxes in the amount of \$70. Chad seconded the motion, and the Board approved unanimously.

Reimbursement for Trees: Joe made a motion to reimburse Matt S for planting trees in Wava Park in the amount of \$100. Wendy seconded this motion, and the Board approved unanimously.

Book Keeping Contract: It was explained that the contract has been in place for several years, and the Board thinks that it is time to increase payment for this. The original amount of the contract was \$525 each month, and the increase would bring it to \$975 each month. Amber made the motion to approve the increased contract for \$975 each month. Wendy seconded the motion, and the Board approved unanimously.

Next Scheduled Meeting: May 28, 2025

Adjournment: With no further business, the meeting was adjourned at 7:32 p.m.

Respectfully Submitted,

Ellen Evans, CMCA, AMS
Association Manager