

**COPPER LAKES HOMEOWNERS' ASSOCIATION, INC.**  
**BOARD OF DIRECTORS MEETING**  
**DATE: August 27, 2024**  
**TIME: 5:00PM EXECUTIVE SESSION (CLOSED TO RESIDENTS)**  
**7:45PM OPEN BOARD MEETING (OPEN TO RESIDENTS)**  
**LOCATION: COPPER LAKES CLUBHOUSE**  
**17333 Longenbaugh Drive, Houston, TX 77095**

**AGENDA**

**Call to Order 5PM**

**1. EXECUTIVE SESSION (5:00PM – 7:30PM) - BOARD MEMBERS ONLY, CLOSED TO RESIDENTS**

\* Residents must arrange with Inframark to be added to Executive Session.

- 1.01 Delinquent Accounts and DR Violations
  - a. Delinquent Accounts:
  - b. Appeal Hearing:
  - c. Payment Plan Defaults:
  - d. DR Violations: \*\*\*\*4821 hearing
  - e. Matters in Legal pending HOA Response: \*\*\*\*5804
- 1.02 Special Meeting
- 1.03 Porter Position
- 1.04 Holiday Lighting and Decorations
- 1.05 Entrances Signs / No Solicitation Door Stickers for homes
- 1.06 Microsoft Suite
- 1.07 Debts Applicable for Foreclosure
- 1.08 Storms Recovery
- 1.09 Landscaping Proposals
- 1.10 Trash and Recycle Contract
- 1.11 Landscape Contract
- 1.12 Meeting Schedule
- 1.13 Budget Planning Schedule
- 1.14 Legal Review
- 1.15 Park Fence Replace or Remove West Copper Lakes
- 1.16 Clubhouse Rental Management
- 1.17 Committees Formation Process and Charters Completion
- 1.18 By-Law Amendments and By-Laws Updating
- 1.19 Other Urgent Matters

**2. OPEN BOARD MEETING (7:45PM – 9:00PM) - OPEN TO RESIDENTS (Sign In 7:30PM)**

**3. Residents' Open Forum (7:45PM – 8:05PM Max.)**

**Speakers present must sign in before meeting and will have up to 5 minutes each to speak, Resident Forum will be 20 minutes total. At 8:05 PM or upon completion of the last speaker, the meeting is closed to comments from the floor in order to expedite the business of the Board. OPEN FORUM WILL NOT BE REOPENED ONCE CLOSED.**

**4. Executive Session Summary**

**5. Updates**

- 5.01 HCSO Updates
- 5.02 MUD Updates

**6. Approve and Sign Prior Meeting Minutes**

6.01 July 2024

7. **Financial Update – April 2024 through July 2024**

8. **Ratify Anything Approved Between Meetings**

- 8.01 Irrigation Repairs - \$1,456
- 8.02 Armored Cable and Light Set - \$3,000
- 8.03 Other Ratifications

9. **Business Updates**

- 9.01 Gated Section Pedestrian Gate Closers and Locks
- 9.02 HOA Common Areas Mapping
- 9.03 Monuments Power Washing and Painting
- 9.04 Perimeter Brick Wall Inspection
- 9.05 Committees Formation Process
- 9.06 Boy Scouts Flags

**New Business**

- 10.01 Storm Recovery
- 10.02 Kiddie Mulch Proposals
- 10.03 Holiday Decorations
- 10.04 Porter Position
- 10.05 Trash Service
- 10.06 Flag Poles
- 10.07 Community Surveys
- 10.08 HOA Common Areas Mapping
- 10.09 Clubhouse Improvements (Acoustics, Electrical)
- 10.10 Community Garage Sale Date
- 10.11 Park Fence Replace or Remove West Copper Lakes
- 10.12 Entrances Signs / No Solicitation Door Stickers for homes
- 10.13 Landscape Proposals
- 10.14 By Law Amendments and Updating (Removal of a Board Member)
- 10.15 Other Urgent Matters

**Adjourn 9:00 PM**