

COPPER LAKES HOMEOWNERS' ASSOCIATION, INC.

MINUTES OF THE BOARD MEETING OF THE BOARD OF DIRECTORS OF COPPER LAKES HOMEOWNERS' ASSOCIATION HELD ON JULY 18, 2022, AT 12:00 P.M. AT THE COPPER LAKES CLUBHOUSE, 17333 LONGENBAUGH, HOUSTON, TX 77095.

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**DIRECTORS PRESENT:**

Jeff Hackworth, President  
Paul Maner, Secretary  
Michael Harris, Treasurer  
Inger-Berit Eilersten, Director  
Marc Jones, Director

**DIRECTORS ABSENT:**

NONE

**MANAGEMENT IN ATTENDANCE:**

Angela Bumann, Inframark

**CALL TO ORDER:**

Due to notice being given and a quorum being present, the meeting was called to order at 12PM.

**EXECUTIVE SESSION:**

A motion was made to deny the variance request as presented for account XXX258, seconded, and denied 4 to 1.

A motion was made to continue with action as indicated in the governing documents and fine policy for the inquiries from account XXX899, seconded and approved unanimously.

A motion was made to deny the waiver request for account XXX635, seconded and denied unanimously.

A motion was made to approve payment plan request as presented for account XXX938, seconded, and approved unanimously.

A motion was made to approve closing violation as presented for account XXX143, seconded, and approved unanimously.

A motion was made to deny variance request with 60-days to bring into compliance for account XXX086, seconded and denied unanimously.

Absentee BOD tabled.

A motion was made to deny clubhouse restriction, seconded, and denied unanimously.

A motion as made to increase clubhouse rental deposits as follows: \$800, \$500 and \$1000, seconded and approved unanimously.

Summary of Executive Session given to members in attendance.

**HOMEOWNER FORUM:**

Owners present had questions regarding the following: trash and recycling services

**MUD UPDATE:**

Jeff Hackworth and Inger-Berit Eilersten MUD 173 update on new projector for clubhouse, re-painting fire hydrants, clubhouse floors/cabinets, and splash pad issues.

No meeting was held for MUD 156.

**HCSO UPDATE:**

Not present.

**LANDSCAPE COMMITTEE UPDATE:**

Inger-Berit Eilersten gave an update on landscape and irrigation items.

**POOL/COURTS COMMITTEE UPDATE:**

Jim Robertson presented proposals for pool and courts.

**MEETING MINUTES:**

A motion was made to approve the June 2022 meeting minutes, seconded, and approved unanimously.

**FINANCIALS:**

Managing agent presented financials through the end of June 2022.

**NEW BUSINESS:**

A motion was made to ratify the approval of the following:

ALPC PVB Replacement \$1,867.00

seconded and ratified unanimously.

A motion was made to approve the Best Production brick wall repair proposal for Redleaf Hollow \$2,700, seconded and approved unanimously.

Barker Cypress/Longenbaugh tabled.

Longenbaugh & West Rd. pool pump tabled.

A motion was made to approve EMS Electrical repair \$1,992, seconded and approved unanimously.

A motion was made to approve City Maintenance \$875 for Waterford wrought iron fence repair, seconded, and approved unanimously.

A motion was made to approve ALPC \$875 to remove "No Soliciting" signs, seconded and approved unanimously.

A motion was made to approve Marathon Pest Control fuel surcharge with it itemized on the monthly bill, seconded, and approved unanimously.

Texas Pride increase tabled.

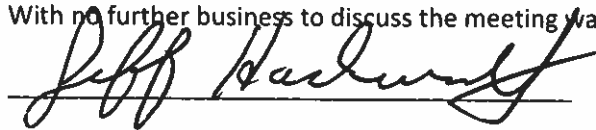
A motion was made to terminate contract for re-bidding for Texas Pride Trash & Recycling – 7/20/2022 send and re-bid, seconded and approved unanimously.

A motion was made to terminate contracts for re-bidding for the ICSH Section 8 Gate Contract – 7/20/2022, seconded and approved 4 to 1.

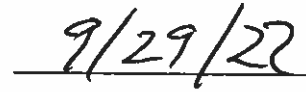
Committee policies and Committee DOA tabled.

**ADJOURN:**

With no further business to discuss the meeting was adjourned at 4:00PM



Director



Date