

COPPER LAKES HOMEOWNERS' ASSOCIATION, INC.

MINUTES OF THE BOARD MEETING OF THE BOARD OF DIRECTORS OF COPPER LAKES HOMEOWNERS'
ASSOCIATION HELD ON OCTOBER 21, 2022, AT 11:00 A.M. AT COPPER LAKES CLUBHOUSE 17333
LONGENBAUGH, HOUSTON, TX.

DIRECTORS PRESENT:

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

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 11:00AM.

EXECUTIVE SESSION:

XXX899 not in attendance.

Account XXX206 was in attendance to discuss deed restriction matters.

A motion was made to approve accept Marc Jones resignation, seconded, and accepted unanimously.

Trash and recycling contract tabled.

ARC require approval tabled.

Executive summary given.

HOMEOWNER FORUM:

Owners present had questions regarding the following: deed restrictions, suspected illegal activity reported to HCSO, and other issues.

MUD UPDATE:

Jeff Hackworth gave an update from the MUD 173 update on re-painting fire hydrants and tax rates.
Inger-Berit Eilersten gave an update from the MUD 156 meeting regarding MUD website, re-painting fire hydrants, and tax rates.

HCSO UPDATE:

Deputy Pecot gave an update to the community happenings.

LANDSCAPE COMMITTEE UPDATE:

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

MEETING MINUTES:

A motion was made to approve the September 2022 meeting minutes, seconded, and approved 3 to 1.

FINANCIALS:

Managing agent presented financials through the end of September 2022.

NEW BUSINESS:

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

Yellowstone Tree Trimming \$2,740
seconded and ratified unanimously.

Trash and recycling contract tabled.

Irrigation system tabled.

ALPC Seasonal Color proposal tabled.

A motion was made to deny the proposal ALPC Weathermatic proposal, seconded, and denied unanimously.

A motion was made to approve BCH HOA insurance proposal \$45,123, seconded and approved unanimously.

A motion was made to deny the A-Beautiful Splashpad Contract, seconded, and denied unanimously.

A-Beautiful Pool Contract tabled.

A motion was made to approve 2023 budget as presented, seconded and approved unanimously.

A motion was made to approve the 2023 assessment at \$1,050, seconded and approved unanimously.

A motion was made on the 2023 collect policy: Reminder letter 2/7, Demand Letter 3/8, and legal upon expiration of the demand letter for delinquent accounts will go to legal, seconded and approved unanimously.

A motion was made to approve a standard payment plan of 20% down and three months to pay the balance, seconded and approved unanimously.

A motion was made to approve a Clubhouse table and chair storage unit \$437.17, seconded and approved unanimously.

ADJOURN:

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

Jeff Hochworth

Director

12/29/22