

**White Oak Springs Homeowners Association  
Board of Directors Meeting Minutes  
August 20, 2023**

Pursuant to the Bylaws of the White Oak Springs Homeowners Association, Inc., a Meeting was held in person on Sunday August 20, 2023. A Quorum was established, Marie Godard, President, called the meeting to order at 9:04 A.M.

**Quorum & Meeting Call to Order:**

Quorum was established by proxy and attendance. Board President, Marie Godard, called the meeting to order at 9:04 A.M.

Board of Directors Present:

Marie Godard, President  
Ronda Shepherd, Secretary  
Aldo Garcia

Absent:

None

Community Manager:

No one was present from Action Property Management (APM)

**Minutes**

HOA Board Meeting minutes from 7/16/2023 was reviewed and approved. A copy of the minutes was signed and returned by Ronda Shepherd, Secretary

**Financial Report**

Discussed financial report: Cash on Hand: \$115,026.08, Reserves: \$65,367.94 and Operating account: \$49,658.14.

**Open violations/Legal**

Violations were reviewed & discussed and next steps on current legal accounts were agreed to. Due to water conservation notice, a request was sent to APM to consider this when the inspections are being done.

**Contract due list**

Insurance will come due beginning of October

**Upcoming holidays/events**

August 28th: CFISD first day of School

September 4<sup>th</sup>: Labor Day

October 26<sup>th</sup>: Community meeting with elections

## **Yard of the month**

Aldo to pick YOM for August

## **Old Business:**

- **Maintenance list**
  - Weeds are still an issue, Marie to discuss with lawn company– completed
  - Bushes trimmed– completed
  - Trash emptied– completed
  - Extra support for the stone area at the front, to be done after marque lights are fixed
- **Crime awareness**
  - A man was seen waving a manchette and talking to the wall behind the medical building between the Starbucks and Grease Monkey. Police were called.
  - Marie had the opportunity to speak with the community, Precinct 3 and Tom Ramsey about some of the crime issues we have been having. The Crime Awareness Corner on the website is up-to-date with reported crimes.
- **Streetlight led replacement**
  - It seems some of the streetlights may have been replaced, Aldo to survey
- **Entrance lighting options**
  - Quote received and agreed upon for the new secure marque lights. Date to be installed TBA
- **October Newsletter**
  - Discussed the newsletter contents (Dog Noise deterrent flyer, USC, etc)
  - Discussed distribution assignments to be rotated

## **New Business**

- **Next community meeting: October 26<sup>th</sup>**
  - Markup of the meeting announcement, nominee information and the proxy formed need to be sent to APM-Aldo to take care of that
  - Raffle items discussed
- **Walking trail signs**
  - The walking trail signs seem to be quite dirty. Discussed a quick cleanup of them
- **Sidewalk repaired**
  - Marie discussed what she has been doing behind the scenes to investigate getting the sidewalks repaired as a Harris County Precinct 3 project. Board members to start taking pictures with nearby addresses to turn them in all at once.
- **Speeding traffic**
  - Marie reported some of the speeding traffic issues we have been having to the Precinct 3 website, who has turned it over to the traffic division.

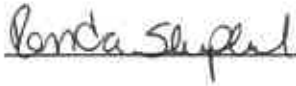
➤ **Holiday activities**

- Halloween: Elsa Garcia suggested having an activity around the playground for Halloween. Decorating tables and handing out candy and possibly have a bouncy house for the kids. Ronda to help organize that.
- Frazier Hard has volunteered to help with the Christmas decorations this year. Ronda to work with him on the budget and find out what else may be needed.

➤ **New renters in the neighborhood**

- We have had some new renters moving in. The board will help watch for this in order to get a new resident package sent to them from APM for awareness of WOS CCR's.

**Meeting adjourned:** by Marie Godard, President at 10:12 A.M.



Approved: Secretary, White Oak Springs HOA