



MEMORIAL THICKETSM HOMEOWNERS ASSOCIATION, INC.

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS

AT THE HOME OF MARY SERGESKETTER, 815 ELK RUN CIRCLE

MAY 10, 2023

A meeting of the Board of Directors (the “Board”) of Memorial Thicket Homeowners Association, Inc. (“MTHA”) was called to order by Meghan Lee at 7:03 p.m. on April 10, 2023, at 815 Elk Run Circle. Board members in attendance were Meghan Lee, Mary Sergesketter, Reese Brito, Ray Schmidt and Allen Redding. Tom Skerl (Architectural Control Committee Chair) and Greg Sergesketter (Assistant Treasurer) were also in attendance.

APPROVAL OF MINUTES

After discussion and upon a motion duly made and seconded, the minutes from the March 8, 2023 and April 12, 2023 meetings were approved as revised by Greg Sergesketter.

ARCHITECTURAL CONTROL COMMITTEE (ACC)

Report by Tom Skerl – The ACC has been doing walkabouts throughout the neighborhood, and working on reviewing and approving submitted projects.

OLD BUSINESS

Status of Homes – The Board discussed the status of certain homes, the actions taken to date and actions to be taken going forward. Three homes are still rebuilding with two of them appearing to have current activity.

OFFICERS' REPORTS

A. Treasurer – Ray Schmidt

2023 Assessments

As of May 1, 2023, 159 out of 159 assessments (100%) for 2023 have been paid. This compares to 159 assessments (100%) as of May 1, 2022, 158 assessments (99%) as of May 1, 2021, and 158 assessments (99%) as of May 1, 2020.

Refinance/Transfer/Resale Certificate Fees Received

- 858 Plainwood Dr – Transfer 5-3-23
- 802 Plainwood Dr – Transfer 4-12-23

Cash Balances

<u>Account</u>	<u>Amount</u>
Checking	\$240,952.53
MMA – Reserves	66,220.04
MMA	<u>78,695.62</u>
Total May 9, 2023	<u>\$385,868.19</u>
Total May 9, 2022	<u>\$346,523.37</u>

Billings by Providers – Status

- Security Solutions of America billing for our guard service – Paid through April 24, 2023, awaiting additional invoices.
- Green Scapes for landscaping – Paid through March services. Received invoice for April from provider on 5/9, which was approved for payment on 5/9.
- Waterwise for irrigation inspection, maintenance and repair – Current.
- Texas Pride (159) – Current.
- Smith Thompson for alarm systems – Current.
- Google FI – Current.
- NEC Co-op Energy – Current.

City of Houston Trash Reimbursement

February and March have been paid. April reimbursement has been submitted.

Other items

QuickBooks online is now active starting 5/1/23. MTHA will be auto billed monthly \$27.50 for first year.

B. Operations – Mary Sergesketter

Green Scapes – Mary will be meeting with Rosa from Green Scapes to review current plantings, limb cleanup, etc. The transition to color has recently been completed.

Mary has received the following quotes:

- To remove two dead trees from the east lot, cut and remove from east and west lots all dead branches hanging and on the ground, and disposal of all debris: \$3,800.
- To repair the damage done by the tow truck at the front on the west side: \$450.
- To replace plants damaged from the freeze at the front and on the cul-de-sacs: \$4,136.

After discussion and upon a motion duly made and seconded, the Board approved (with Mary voting against) a total expenditure of \$5,750 consisting of \$3,800 for tree and branch removal, \$450 for the damage done by the tow truck and up to \$1,500 allocated to plant replacement solely at the front.

C. Security – Reese Brito

Security Contract – Reese has put together a “bid package” for 2024’s security services. The same package will be sent out to all bidders. Additions to the “bid package” were discussed and the “bid packages” will be adjusted to reflect same.

Lamp Posts – The Guards continue to give notices to residents who do not have operating lamp posts.

NEW BUSINESS

Message Board – The Board discussed installing a message board at the front of the neighborhood. Ray will research the issue and report back to the Board with his findings.

NEXT MEETING

The next meeting will be Wednesday, June 14th at 7:00 p.m. at the home of Meghan Lee, 15411 Old Stone Trail.

There being no other business, the meeting adjourned at 9:25 p.m.

Dated: May 10, 2023