



# MEMORIAL THICKET<sup>SM</sup> HOMEOWNERS ASSOCIATION, INC.

## MINUTES OF A MEETING OF THE BOARD OF DIRECTORS

AT THE HOME OF JERRY FABIAN, 802 SPEAR POINT COVE

MAY 8, 2024

A meeting of the Board of Directors (the “Board”) of Memorial Thicket Homeowners Association, Inc. (“MTHA”) was called to order by Meghan Lee at 7:07 p.m. on May 8, 2024, at 802 Spear Point Cove

Board members in attendance were Meghan Lee, Ray Schmidt, Jerry Fabian, and Lyn Buza. Tom Skerl and Sherry Campbell (Architectural Control Committee Co-Chairs) were also in attendance. Mary Sergesketter attended by phone. John and Rosson Temjl were also in attendance. Rosson is currently working toward his Boy Scout *Citizenship in Communities* badge.

### ARCHITECTURAL CONTROL COMMITTEE (ACC)

*Report by Tom Skerl* – Tom reported the ACC continues to do walk-about and has been working on reviewing and approving submitted projects.

*Report by Sherry Campbell* – Sherry continues to send and resend letters to residents who are in violation of the MTHA DCCRs and/or Policies. She inquired about the Board’s recourse for the continued violations. Meghan reported the MTHA lawyer has responded to her but did not offer a direct answer to her questions regarding enforcing the remediation of continuing violations.

The Board decided all ACC approvals, as well as any changes made, would be kept by the ACC.

### APPROVAL OF MINUTES

After discussion, and upon a motion duly made and seconded, the minutes from the March 13<sup>th</sup> meeting were approved. After discussion, and upon a motion duly made and seconded, the minutes from the April 10<sup>th</sup> meeting were approved.

### OLD BUSINESS

*Status of Homes* – Two homes have recently sold. Two homes have not finished reconstruction from the Harvey flooding.

## OFFICERS' REPORTS

### A. *Treasurer – Ray Schmidt*

#### *2024 Assessments*

As of May 7, 2024, 159 out of 159 assessments (100%) for 2024 have been paid. This compares to 159 out of 159 assessments (100%) as of May 1, 2023, 159 out of 159 assessments (100%) as of May 1, 2022 and 158 out of 159 assessments (99%) as of May 1, 2021.

#### *Refinance/Transfer/Resale Certificate Fees Received*

- 746 Last Arrow Dr. – Resale Certificate

#### *Cash Balances*

<u>Account</u>	<u>Amount</u>
Checking	\$226,162.40
MMA – Reserves	67,659.64
MMA	<u>80,406.46</u>
Total May 8, 2024	<u>\$374,228.85</u>
Total May 9, 2023	\$385,868.19

#### *Billings by Providers – Status*

- Commercial Investigations & Security (formerly Security Solutions of America) billing for our guard services – Invoices 2158 & 2173 have been received, approved and paid for service thru 4/22/24.
- GreenScapes for landscaping – Received, approved and paid.
- Waterwise for irrigation inspection, maintenance and repair – Received, approved and paid.
- Texas Pride (159) – Received, approved and paid. Rates increased per contract.
- Smith Thompson for alarm systems – received, approved, and paid.
- Memorial Drive Storage – Received, approved and paid thru 5/30/24. Rate now \$191.00/month (\$179.00 rate plus \$12 Smart monitoring).
- NEC Co-Op Energy – Received, approved and paid.
- Google FI – Received, approved and paid.
- COH Water – Received, approved and paid.

#### *City of Houston Trash Reimbursement*

March reimbursement has been received. April reimbursement has been submitted.

#### *Memorial Thicket Service Mark*

The service marks for the Memorial Thicket<sup>SM</sup> logo and design are up for renewal with the Texas Secretary of State. The paperwork is being prepared for submission.

### B. *Security – Jerry Fabian*

- The code for Snicket gate has been changed. Residents may receive the new code by contacting the guards.

**C. Operations – Mary Sergesketter**

- Mary reported the new plants have been installed. Replacing the holly tree on the west side of the entrance will be done in November due to the foreseen summer heat.
- Mary confirmed National Night Out is slated for October 1, 2024. Mary will contact the Constable Precinct Five’s office and possibly plan a party near the guardhouse.
- Currently there are 93 homes participating in the recycling service.

**NEW BUSINESS**

The Yard of the Month initiative will now be an MTHA responsibility. It was decided Mary, Lyn, and Jerry would choose the homes for the award beginning with the June selection.

**MTSA NEWS**

There will be an adults-only Pool Party on June 8 at 6:00pm at the home of Sealy Moore, 15418 Walkwood Drive. The party will be BYOB. Set-ups and BBQ will be provided. The cost for MTSA members will be \$15.00 pp and \$20.00 pp for non-members.

**NEXT MEETING**

The next meeting will be held on Wednesday, June 12, 2024 at 7:00 p.m. at the home of Meghan Lee, 15411 Old Stone Trail.

There being no other business, the meeting was adjourned at 8:31 p.m.

Dated: May 8, 2024

*Lyn Buza*  
**LYN BUZA**  
SECRETARY