

**BRIDGESTONE LAKES COMMUNITY IMPROVEMENT ASSOCIATION
BOARD OF DIRECTORS MEETING
GENERAL SESSION**

Date: September 14, 2022

Time: 7 pm

Location: 19720 Kuykendahl Rd, Spring TX 77379

<https://us06web.zoom.us/j/88927339908?pwd=NWN5VFVxdzAveXBiZk2VEFyNGlEdz09>

Meeting ID: 889 2733 9908 Passcode: 300189 +13462487799

Attendees: Julie Yasar
LaToya Henry
Nicole Nelson
Dwight LeBlanc
David Berry

Absent:

Sussan Summers, Montage Community Services, 14 homeowners were also in attendance for this meeting in person and zoom.

- Dwight LeBlanc called the meeting to order at 7:03 p.m. Quorum of the board was established.
- The minutes from the August 10, 2022 were reviewed by the board. David Berry made a motion to approve the August 10, 2022 minutes as prepared. Julie Yaser seconded the motion, all in favor, motion carried.
- Approval of the July 31, 2022, Financials were reviewed by the Board. As of July 31, 2022, the association has \$59,128.12 in the operating account and \$41,414.66 in the replacement account. The outstanding delinquent owners owe a combined total of \$79,161.76. The association came in under budget \$18,216.68. Dwight LeBlanc made a motion to approve July 31, 2022, Financials as prepared. David Berry seconded the motion, all in favor, motion carried.
- Recap of the action taken in the executive session regarding delinquent accounts. The Board reviewed the delinquent owners and have advised management to follow the delinquency policy.

- 1002025811- has not paid in 4 years. Board reviewed foreclosure paperwork. After discussion the board made a unanimous decision to proceed with the foreclosure process.
- Old Business:
 - a. Developer Law Suite update: they attorney filed a motion to Enter Judgement and we are waiting on a hearing date for that motion.
 - b. ACC Applications: Jon was not able to attend but emailed in that there was 1 application currently on hold waiting information.
 - c. New Homeowner report: 1 new homeowner
 - d. Marques signs: they will be picked from the management office on 9.16.2022 and the installed the following week.
 - e. Fall Garage Sale: October 7-9, Friday -Sunday
 - f. Additional Lighting around the lakes: David is going to be working with a contractor on solar lights for the MUD and he will see if they can give us a discount.
 - g. Landscape enhancements – 2 areas will be scheduled for the end of September
- New Business:
 - a. 2023 Budget Discussion – tabled for October
 - b. Donation to Fox Elementary: The PTO has contacted the association asking for a donation for the playground equipment. After discussion was held, Mrs. Callendar made a motion to donate \$1000.00 to the school. David Berry seconded that motion. More discission was held and comment made that we should not donate more than 1 yeas assessment. Mrs. Calendar amended her motion to the \$650.00 amount. David Berry seconded this amended motion. All in favor motion carried.

Homeowner Forum: homeowners present talked about what was being built around the community, additional lighting at the entrances, 2023 Community events, MUD Park updates and lawsuit.

Adjournment: Dwight LeBlanc made a motion to adjourn; David Berry seconded; all in favor, motion carried. The meeting was adjourned at 8:22 pm. The next meeting will be October 12, 2022 in person and via Zoom.

David Berry – Secretary

Date