

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF DIRECTORS MEMORIAL
CHASE COMMUNITY IMPROVEMENT ASSOCIATION, INC**

January 10, 2019

Fire Station – 9755 Landry

CALL TO ORDER

Mikel Fontana, President, called the meeting to order at 7:05 p.m. Board members in attendance were Anne Allen, Norma Avilas, David Kenny, Colin Kuykendall and Celene Keserich. Drew from Sterling ASI was in attendance and no residents were in attendance.

ADOPT A AGENDA

A motion was made, seconded and passed unanimously to adopt the agenda as presented.

HOMEOWNER/GUEST INPUT

None

APPROVAL OF MINUTES- The minutes were approved.

MANAGEMENT REPORT

Financial- The board reviewed the financial report for the month ending December 31, 2018. The financials look good.

Collections- The board reviewed the status of the outstanding past due accounts as of December 31, 2018--total of three (3) outstanding.

Deed restriction Report- A review of the area is being completed this weekend and letters will be sent to owners as needed for the various restrictions noted.

ACC Applications- There were NO form(s) submitted.

All ACC forms must be submitted with all the required information including color samples before any work begins. Forms are available online at www.memorialchasecia.com.

Monthly Invoices - The board reviewed and approved the monthly invoices and association checks for their payment. Water bill for November is still to be reviewed-verify water usage or correction (Drew).

OLD BUSINESS

Common Area Improvements- The play area will require some new swing seats and review of slide walkway. 7.12.2018- quotes being obtained. Vandalism occurred and new hooks for the swings had to be replaced. Information is being reviewed regarding pricing. 7.12.2018- new swings and hooks ordered- awaiting receipt. Swings have been replaced. Also, play area modification needed on the slide structure- pending quote. We have received one quote. Seeking additional quotes. Drew will contact another vendor for quote 10.11.2018. Drew will make appointments for bids 11.8.2018. We have received two bids for the playground area-both include more work than we requested- one if for \$42,000 for full replacement and \$22,104 for partial replacement. The other is for \$23,923. We will be contacting each of them to restate our needs and discuss the requirements by law to ensure a fair and equitable bid is reviewed by the board. 12/13/2018. ***Moving forward with one of the companies regarding the bid provided. Asking them for face to face visit so that they can walk us through what is proposed to be done in the park area for the bid described and if any other updates are required.***
1/10/2019

Fire Station Construction- 2019 Meetings- The new fire station is under construction and we will be able to continue to use it for meetings. President will advise Board if change of location is necessary.

NEW BUSINESS

Annual Meeting Notice/Documents- Three documents were reviewed to be sent to residents in regard to the Annual Meeting February 14, 2019. They were approved with minor corrections and will be sent soon.

NEXT MEETING SCHEDULED – February 14, 2019, 7pm, Fire Station on Landry.

ADJOURN

With no further business to come before the board, a motion was made, seconded and passed unanimously to adjourn at 7:31 p.m.

Celene Keserich, Secretary