

Minutes of the Monthly Meeting of The Memorial Chase Community Improvement Association Board of Directors

May 9, 2024

Fire Station 9755 Landry

Call To Order

Mikel Fontana, President called the meeting to order at 7:00pm. Board members in attendance were Norma Avila, Linda Benge, David Kenney and Celene Keserich. Drew from Sterling ASI was not in attendance.

Adopt Agenda

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

Homeowner/Guest Input

No homeowners attended the meeting.

Approval of Minutes

The April 11, 2024 monthly board meeting minutes were approved as presented.

Management Reports

Financial

The April financials look good.

Collections

The current attorney report was reviewed and it looks good. Nine accounts are at the attorney's and all remaining unpaid accounts will be sent to the attorney May 20, 2024 for handling.

Deed Restrictions

The monthly report was reviewed for letters that had been issued for violations.

ACC Applications

Two ACC applications were submitted for review.

9107 Southleigh -gutter covers-approved

17123 Kirkchapel -Fence – approved /17123 Kirkchapel – paint – denied (pending paint colors)

Monthly Invoices

Checks were reviewed and signed by the board.

Old Business

ATT Invoice credit has been received.

Pool Pump Repairs – Repairs have been completed.

Common Area Repairs – *Getting quote to replace shingles on pool building and Patio cover.*

Street Light Tree Trimming – Several of the streetlights in the area have tree limbs that are blocking the lighting of the streets. The lights impacted will be addressed to remove the limbs blocking the lighting.

Pool phone cost and budget- based on changes with phone service we are looking at other options for emergency phone service in the pool area which is required by law. 4/9/2024-based on review of phone options, the board voted to cancel the AT&T account 6/3/2024 and go with ONGUARD phone box has been installed, which will be a substantial savings.

2024 Annual pool opening party and pool tag pick up date has been set for Saturday, May 18th from 12 noon to 2:00pm. Details have been mailed out to all homeowners and posted on the association website.

New Business

Electrical work in the Common Area—work has been completed in the common area to replace electrical boxes and install an outlet for the 911 phone.

Next Meeting Scheduled

June 13, 2024 @ 7:00pm – Fire Station

Adjourn

With no further business to come before the board, a motion was made, seconded, and passed unanimously to adjourn at 7:22pm.

Celene Keserich, Secretary