

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

June 8, 2023

Fire Station 9755 Landry

Call To Order

Mikel Fontana, President called the meeting to order at 7:05pm. Board members in attendance were Annie Allen, Norma Avila, and Celene Keserich. Drew from Sterling ASI was also in attendance.

Adopt Agenda

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

Homeowner/Guest Input

None

Approval of Minutes

The May 11, 2023, monthly board meeting minutes were approved as presented.

Management Reports

Financial

The board reviewed and approved the financials for May 2023. The outstanding \$85 in BANK CHARGES with no explanation as been partially resolved. Drew will continue to research and respond.

Collections

The attorney report looks good. The fifteen accounts that are past due are being turned over to the attorney for handling. Review of items outstanding under \$49.99 is being done.

Deed Restrictions

Our new contract indicated that Sterling Mgmt. will do the drive to check for restrictions-this started in April and will continue monthly.

ACC Applications

One ACC application was submitted for review. – Solar Panels – 17008 Highworth - Approved

All ACC forms are required to be submitted with all the required information including actual color samples (if required) **prior** to any work being started or scheduled. ACC forms are available online at www.memorialchasecia.com . Forms should be completed and submitted by the homeowner, not a third party. This ensures the request for work to be done is approved by the homeowner.

Monthly Invoices

The monthly invoices and association checks were reviewed and processed by the board. This month an additional invoice was presented to be paid for pool party items, however it was not among the checks to sign (a check was written to satisfy the invoice at the board meeting).In addition, a check was presented that had already been issued the prior month. Continue to see checks presented from Sterling with no back up information. Again, continued problems with check presentation, check amounts, back up information and late payments must be corrected by Sterling Mgmt.- late notices and late payments will not be tolerated by the Board.

Old Business

[Sterling ASI Pending Invoices](#) – Drew will research outstanding \$25.00 bank charge for details.

[Common Area Repairs](#) – Continue to have problems with the tennis/basketball court. Entering without keys, damaging fence to enter, etc. If problems continue the area will be locked. We currently are seeking quotes to fix the fence in the area from damage.

New Business

[Neighborhood Spraying](#)- Drew is in contact with Cypress Creek Mosquito Control that will be contracted to do spraying in our area. Our previous company sold out their contracts in December 2022. Working to start weekly mosquito spraying as soon as possible.

Next Meeting Scheduled

July 13, 2023 @ 7:00pm – Fire Station 9755 Landry

Adjourn

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

Celene Keserich, Secretary