

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

**September 10, 2009
Fire Station – 9755 Landry**

CALL TO ORDER

President Mikel Fontana called the meeting to order at 7:00p.m. Board members in attendance were Trey Kuykendall and Jill Chumley. Drew Jones with Sterling Association Services, Inc 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 minutes of the August 31, 2009 meeting were reviewed and approved as presented.

MANAGEMENT REPORT

Financial – The board reviewed the final financial report for the month ending August 31, 2009

Collections – The board reviewed the current status of all past due accounts as of August 31, 2009. All past due accounts have been turned over for collections.

Deed Restriction Report – The board reviewed the monthly deed restriction report. Letters will be mailed as needed to address current deed restrictions.

ACC Applications –

None - Residents are reminded that ACC forms must be submitted and approved prior to starting any projects. ACC forms should be submitted with all the required information including color samples. Forms are available online:

www.memorialchasecia.com.

OLD BUSINESS

Court Lighting The board received pricing for the light fixtures in the amount of \$ 305.00. Bids should be returned shortly for installation and repairs to the wiring. The board will review the total cost once the final bids are received.

2009 Annual Audit Drew has requested the audit to be completed – waiting for a date for the audit.

Direct Energy Invoices Drew reported that the account should be cleared and current when the next bill comes in.

Pool Hours - The pool is now closed – Mikel reported that he would check with Southwest Pools to insure that the equipment is stored correctly.

Management Certification Drew advised he would check with the attorney on the status of the Certification.

NEW BUSINESS

2010 Assessment Rate / 2010 Budget – Mikel presented a draft version of the 2010 budget for review. The final budget will be reviewed at the October 2009 monthly meeting. The 2010 assessment rates will be set when the budget is complete and approved.

Common Area Repairs Mikel reported that one of the park benches had been damaged. Repairs have been made to replace the park bench plus painting to remove some graffiti on the play structure.

NEXT MEETING SCHEDULED October 08, 2009 at the Fire Station on Landry

ADJOURN

With no further business to come before the board, the meeting was adjourned at 7:35 pm.