

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

October 14, 2010

Fire Station 33 – 9755 Landry

CALL TO ORDER

President Mikel Fontana called the meeting to order at 7:00 p.m. Board members in attendance were Linda Benge, Jill Chumley, David Kopinitz and Celene Keserich. Drew Jones with Sterling Association Services, Inc and two residents were 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 September 9, 2010 meeting were reviewed and approved as presented.

MANAGEMENT REPORT

Financial – The board reviewed and approved the final financial report for the month ending September 30, 2010.

Collections – The board reviewed the current status of all past due accounts as of September 30, 2010. Mikel indicated that two items should be on the collection report that were not. Drew will review and update.

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

ACC Applications –

There were no ACC applications to review/approve. 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 at www.memorialchasecia.com.

Monthly Invoices The board reviewed the monthly invoices and signed the association checks for their payment.

OLD BUSINESS

Annual Audit The annual audit was reviewed by board members. The board asked Drew to clarify two items with the auditor: what is considered ‘real property’ and to advise that the association did have a reserve study done several years ago. Drew was asked to re-send some information to the auditor for review,

but does not yet have a response. Drew will contact the auditor and request response of refund for audit.

Security Contract Based on the responses from the 'special newsletter' distributed to the residents, the security contract will be continued for 2011.

Budget Based on the continuation of the Security Contract the Association Fee for 2011 will be \$375.00. Drew will be sending out the statements within the next week (Oct 18-25).

Monthly Invoices In order to assure that the grounds keeping costs are within line; Drew will seek additional landscapers to bid on association grounds upkeep. Drew is continuing to get bids, but from the current submissions, the price we have now is most economical.

NEW BUSINESS

Play Area Daily vandalism during the week of October 4-14th occurred in the park area. Graffiti on the fence and fence boards kicked out were reported to the Sheriff's Department. The play area is for MCCIA residents only. We need to keep this area safe for our children. If you witness any undesired activity in the area, please call the Sheriff's Department.

NEXT MEETING SCHEDULED November 11, 2010 at the 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 7:39 p.m.

Celene Keserich, Secretary