

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

**January 10, 2008
Fire Station – 9755 Landry**

CALL TO ORDER

A quorum having been established, President Mikel Fontana called the meeting to order at 7:15pm. Board members in attendance were Jim Chumley, Walter Belmore, Celene Keserich, David Kopinitz and Shirley Maxey. Drew Jones with Sterling Association Services, Inc 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 December 13, 2007 Monthly Homeowners Meeting were reviewed and approved.

MANAGEMENT REPORT

Financial – The board reviewed the preliminary financial report for the month ending December 31, 2007. Final year end reports will be reviewed at the next meeting.

Collections – The board reviewed the current status of all past due accounts as of December 31, 2007. All past due accounts are being processed by the association attorney. 2008 Assessments are past due as of 01-31-08 and are subject to a \$25.00 late fee plus additional fees.

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

ACC Applications – One ACC Application was submitted and approved by the board. 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.

OLD BUSINESS

2008 Pool Season / Pool Access The board continues to review the cost and installation of a key tag system for the pool area. Key tags would be issued at a cost of \$ 5.00 each which would allow access into the pool area during pool hours. The board is looking at options for phone service at the pool including a 911 phone.

2008 Annual Homeowners Meeting The 2008 Annual Homeowners Meeting documents were reviewed and approved with changes. These documents will be mailed out to all residents plus posted online. The meeting will be held on Thursday – February 14, 2008 at 7:00pm. The meeting is scheduled to be held at Krahn Elementary.

Open Board Position Current there is one open position on the board. If any MCCIA resident is interested in serving on the board they can submit a letter of interest to the board by email mccia@memorialchasecia.com and or attend the next monthly meeting.

NEW BUSINESS

2007 Year End Close Drew reported to the board that the 2007 Year End Close documents should be completed before the end of January. The report will be submitted to the Board members and will be reviewed at the February meeting.

NEXT MEETING SCHEDULED February 14, 2008 at Krahn Elementary following the completion of the 2008 Annual Meeting.

ADJOURN

With no further business to come before the board, a motion was made, seconded and passed unanimously to adjourn at 7:50 p.m.

Celene Keserich, Secretary