

SUMMERWOOD HOA, Inc.

MINUTES FROM BOARD OF DIRECTORS MEETING Tuesday, August 20, 2024 6:00pm

96 Beach Walk Blvd.
Conroe, TX 77304
Training Room - Downstairs

The meeting was called to order at 6:00pm by Vice President, Matt Rodriguez.

Present – Jacob Freeman – President

Present – Matt Rodriguez – Vice President

Absent — John Rodriguez - Secretary/Treasurer

Present - Johnathan Roach – Association’s Attorney

Jennifer Stanley, Amity Community Management Group, LLC

Owners – Sign in Sheet

Property Owner Questions and Comments:

Enforcement Procedures:

Discussion: Developing Enforcement Policy and Curable/Uncurable Violations Fine Schedule. Amendment to the DCC&R’s, Article V USE RESTRICTIONS, Section 5.14 (v).

Main Entrance:

Landscaping:

Discussion: Contract should cover weekly lawn maintenance during the summer months. Bushes in median – replace. Landscaping lights not working - Electrician. Landscape Committee – Volunteers.

DR Horton Sign:

Discussion: Sign blocks traffic view.

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Roads:

Discussion: Speed Bumps/Speed Limit Signs. Missing Stop Signs.

Immediate Actions/Pending Business:

Section II Reserves Transfer Updates – Contract signed – pending negotiations.

Discussion: Irrigation/Green Areas – HOA responsibility once Section II Reserves are deeded over.

Meeting Minutes: General Meeting March 15, 2024

Matt Rodriguez moved to approve the March 15, 2024 General Meeting Minutes as presented. Second by Jacob Freeman. Passed unopposed.

Financials: The July 2024 Financials were reviewed. Cash Operating: 67,674; Reserves Accounts – Special Assessments: 20,921; Operating Reserve \$22,000; Accounts Receivable; 14,022; Total \$124,177.

Jacob Freeman moved to approve the Financial Reports as presented. Second by Matt Rodriguez. Passed unopposed.

Committee Updates:

Discussion: Committee volunteers.

Architectural Review: Chance Hallman, Cailyn Waegner

Code Enforcement: Veronica Seymour, Rosie Garcia, John Horner

Landscaping: Denise Dailey

Appointment of Board Roles:

Jacob Freeman – President

Matt Rodriguez – Vice President

John Rodriguez - Secretary/Treasurer

New Business:

Association Management Agreement:

Discussion: The Board reviewed the Association Management proposal offered by Amity Community Management Group, LLC.

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Matt Rodriguez moved to approve the proposal for Association Management offered by Amity Community Management Group, LLC effective August 20, 2024. Second by Jacob Freeman. Passed unopposed.

7:43pm Adjournment of Board Meeting.

Approved