**PRESIDENTIAL MEADOWS**

**BOARD OF DIRECTORS MEETING**

**THURSDAY JUNE 21, 2018**

**MINUTES**

Joan Aalbers, President called the Board of Directors meeting to order at 6:30 p.m. at the Presidential Meadows Amenity Center, 12220 Dwight Eisenhower, Manor, TX.

A quorum was established. The following members of the Board of Directors were present:

Joan Aalbers, Alex Rapp and Genaro Melendez.

Prospective Board Members: Jacob Reynosa and Donna Garza were present.

**Consideration of Unapproved Minutes**

The May 17, 2018 Board of Directors meeting minutes were not available for Board approval.

**Treasurer’s Report**

Treasurer, Alex Rapp, reported expenses are normal.

**Committee Reports**

* ACC Committee:
	+ Working with 3 homeowners on painting homes and yard updates.
	+ The repainting of a house should be repainted soon. Action is being taken through the proper process.
* Amenity Center Committee:
	+ Reported there are rentals for July and August.
	+ Amenity center interior walls were painted.
	+ Flooring will wait until pool season is completed.
	+ The committee asked for input on charging for $30 for every 15 minutes over the time contracted or forfeiture of the deposit. The issue causes problems for members taking time to close the center after a party. Homeowner suggestions were made for the committee to consider. The rental forms will need to be amended to meet any new conditions is approved.
* Social Committee:
	+ The committee hosted a very successful event to open the pool season on June 2, 2018.
	+ Board received an email of prospective events over the next few months. Board will review and repond back to the Committee.
* Pool Committee:
	+ A report on Pool Usage was presented. Mornings have had low attendance. The report will be posted on the website.
	+ Pool gates were not closing properly posing a security problem. The gates were repaired.
	+ Committee chairman reported is looking into painting the kiddie pool buckets and checking into pool sealant cost and vendors. The committee will report back when have more information.
	+ Pool committee looking into the cost of replacing pool furniture annually.
* Neighborhood Watch Committee:
	+ No report.
* Landscape Committee:
	+ Amenity center and pool areas were mulched and trees will be trimmed. Work continues with Hess Lawns on a phased plan to update landscape. This plan may turn into a two year plan. A list of committee members will be sent to Jacob Reynosa.

**OLD BUSINESS**

Graffiti will need to be cleaned on neighborhood entry perimeter fence panel.

**NEW BUSINESS**

* Board Items Voted on Via Email:
	+ 5/15/ 2018 Hess Lawn Irrigation Estimate #01460 to replace 2 bad battery controllers CONT G and CONT H on George Bush Drive. Estimate $914.85. Approved by Board. 5/18/2018 Approval sent to Property Manager to contact Vendor.
	+ 5/30/18 Hess Lawn Estimate #E244302 for Tree Trimming around pool and basketball court. Estimate $460.06. Approved by Board. 5/30/2018 Approval sent to Property Manager to contact Vendor.
	+ 5/30/18 Hess Lawn Estimate #244301 for mulch around the amenity center and pool. Estimate $1,174.51. Approved by Board. 5/30/2018 Approval sent to Property Manager to contact Vendor.
	+ 5/30/18 Hess Lawn Irrigation Repair Estimate #1386. Estimate $498.76. Approved by Board. 5/30/2018 Approval sent to Property Manager to contact Vendor.
	+ 5/30/18 Hess Lawn Irrigation Repair Estimate #1389. Estimate $573.94. Approved by Board. 5/30/2018 Approval sent to Property Manager to contact Vendor.
	+ Painting of Parking and Basketball lines. Estimate $970.65. Approved by Board on 6/6/2018. Work completed on 6/13/2018.
* Motion made by Joan Aalbers for the Board of Directors to meet quarterly instead of monthly. Alex Rapp 2nd the motion. Motion was approved. The next Board meeting will be August 16, 2018.

**HOMEOWNER COMMENTS**

A homeowner’s exterior question was answered by an ACC member and he assisted the person in the steps that need to be taken.

**EXECUTIVE SESSION**

Violations - Reviewed

Delinquencies - Reviewed

**ADJOURNMENT**

The Board of Directors will meet at the Presidential Meadows Amenity Center for the next Board meeting Thursday, August 16, 2018 at 6:30 p.m.

There being no further business, the meeting adjourned at 7:30 p.m.

Respectfully submitted,

Genaro Melendez III, Board Member