

**CORNERSTONE PLACE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
DECEMBER 12, 2013**

**Minutes of the Cornerstone Place Homeowner's Association, Inc. Board of Directors Meeting
Creekstone Clubhouse Facility, 22002 Eagle Meadow Drive, Katy, Texas 77450**

IN ATTENDANCE

Anthony Adams President
Max Hughes Vice President
Michael Chittwood Treasurer
John Irwin Property Manager/Irwin Community Management

ABSENT

Phyllis George Secretary
Loyd Henderson Director

GUESTS

Marlene Adams 22423 Kent Falls Drive
Suzanne Hughes 22415 Kent Falls Drive

CALL TO ORDER

Due notice of the meeting having been given, and a quorum being present, President Tony Adams called the meeting to order at 7:00 P.M. John Irwin recorded the minutes.

APPROVAL OF MINUTES

The Association's October 10, 2013 monthly meeting minutes and November 14, 2013 monthly meeting minutes were reviewed, approved, and signed by the Board of Directors.

SECURITY REPORT

No Constables were present; John Irwin gave a brief report concerning security in the area. Cornerstone Place remains quiet.

RESIDENT'S COMMENTS

Marlene Adams expressed concerns regarding the condition of the roses in the entrance monument area on Cornerstone Place Drive. John Irwin advised that the roses have been treated for fungus and should begin to show improvement in the spring of 2014.

MAINTENANCE ISSUES

- o **Landscape:** Upgrade and replacement of the plants in the back half of the monument area landscape were discussed. The Directors and guests discussed removing about one-foot of the giant lirioppe or society garlic around the back half of the bed border and adding more flowers to the bed in the one-foot border area. John Irwin will discuss the proposal with Junction Landscape and obtain a price quote. The 2014 Contract will need to be updated to include the additional flowers in the seasonal portion of the contract.
- o **Perimeter Fencing:** Action tabled due to the high cost estimated for the fencing. Tony Adams recommended that the completion of the fence should be discussed and approved by the homeowners of the subdivision. The Directors discussed getting feedback from the homeowners who will be attending the Annual Meeting in January. John Irwin will put together a presentation of the bid proposal for the Annual Meeting.
- o **Playground Equipment:** The Directors discussed and approved the obtaining of quotes to replace the playground equipment. The Directors discussed getting feedback from the homeowners who will be attending the Annual Meeting in January.
- o **Mud Board Trash Contract:** Director Mike Chittwood informed the Directors and guests that the Cornerstone Municipal Utility District Board of Directors has approved a new three-year contract with Royal Disposal Trash Service. The prices for trash service will remain the same, but the days of service

may change from Wednesdays and Saturdays to Mondays and Thursdays. The days of service will be decided at one of the next District monthly MUD Board meetings.

ANNUAL MEETING

- o **Announcements:** Completed.
- o **Nominations:** Currently incumbents Tony Adams, Mike Chittwood, and Max Hughes are running for re-election to the Board of Directors. No new nominations have been received by the Board of Directors or Management at this time. Nominations will be accepted at the annual meeting or by submitting a brief résumé to the Association or Management of the Association no later than December 27, 2013.
- o **Food:** The Directors discussed providing snacks and refreshments for those who attend the meeting. Upon discussion and a motion duly made, seconded, and approved, the Directors authorized John Irwin to spend \$100.00 for food and drinks for the meeting.

COMMUNICATION ITEMS

- o **Newsletter:** The next newsletter deadline for submitting articles is December 13, 2013. The newsletter will contain articles concerning the Annual Meeting and the election of directors in January of 2014.
- o **Web site:** Due to a prior commitment, Director Phyllis George was unable to attend and give a status update concerning the Community Web site.

SPECIAL EVENTS

- o **Christmas:** The annual decorating contest judging will be conducted on December 21 and 22.

FINANCIAL REPORT

- o The Association's November 2013 Financials were reviewed and approved as submitted.
- o John Irwin updated the Directors concerning the Association's accounts receivables. 2013 assessment collections are proceeding well with only one homeowner still outstanding as of November 30, 2013.

DEED RESTRICTIONS

John Irwin reviewed and discussed the Association's Deed Restriction Report with the Directors. No Board action is necessary at this time. No Architectural Applications were submitted for review and approval at this time.

There being no further business, the meeting was adjourned at 7:59 P.M.

Presented by John Irwin, Property Manager.

Minutes Approved:

Phyllis B. George
Board Member

Date:

3/13/2014

