

**CORNERSTONE PLACE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
FEBRUARY 13, 2014**

**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
Phyllis George Secretary
Loyd Henderson..... Director
John Irwin Property Manager/Irwin Community Management

GUESTS

Marlene Adams..... 22423 Kent Falls Drive
Suzanne Hughes..... 22415 Kent Falls Drive
Sergeant J. Higginbotham..... Harris County Precinct 5 Constables Department

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 December 12, 2013 monthly meeting minutes were reviewed and edited by the Board of Directors. John Irwin will make the requested changes and present the December Minutes for approval at the March Board meeting.

ELECTION OF OFFICERS

Tony Adams announced that according to the Association's By-laws it was now time to elect officers of the Association. Upon discussion and a Motion duly made, seconded, and approved, the Directors voted to approve the following members to officers as follows:

Anthony, (Tony) Adams	President
Loyd Henderson	Vice-President
Michael Chittwood	Treasurer
Phyllis George	Secretary
Max Hughes	Parliamentarian

SECURITY REPORT

Sergeant Higginbotham gave a brief security report. Burglaries were noted in Creekstone and Cinco Ranch, Cornerstone Place remains quiet.

MAINTENANCE ISSUES

- o **Landscape:** The Directors discussed changing the plants in the back half of the monument area landscape. John Irwin is trying to schedule a meeting with Junction to work on a new bid proposal for the changes. Loyd Henderson requested the plants in the first upper tier be changed or more color added to the tier.
- o **Playground Equipment:** Tabled, waiting for input from homeowners. The Board reviewed the survey as prepared by Marlene Adams for publishing in the next newsletter. The survey will include playground-related questions.
- o **Mud Board Trash Contract:** John Irwin advised complaints have been received due to the new -trash pick-up days being changed from Wednesdays and Saturdays to Mondays and Thursdays. One homeowner felt the change in days would disrupt the trash service on more holidays. John Irwin presented copies of an e-mail response received from Royal Disposal representatives outlining the holidays that Royal disposal would not be picking up the trash this year. Upon review the holiday schedule did not affect the trash service pick-up days any more than in previous years on the old contracted days. The

effects of switching to automated service versus curb service was discussed. Concerns over the screening of trash cans and disruption of service due to blocked trash containers were mentioned as cons for not switching to automated service. John Irwin advised that the new contract secures curb service pick-up for the next three years. After three years, property owners who do not wish to switch to automated service need to voice their opinions to the MUD Board before the next contract renewal occurs.

- **2014 Mosquito Control:** The 2014 Mosquito Control Contract proposal provided by Cypress Creek Pest Control was reviewed and discussed. Cypress Creek Pest Control is offering to perform the subdivision spraying at a cost of \$25.20 per visit. Upon discussion and a motion duly made, seconded, and approved, the Directors voted to approve the contract.

COMMUNICATION ITEMS

- **Newsletter:** The next newsletter deadline for submitting articles is February 15, 2014. The newsletter will contain articles concerning community garage sales, and the resident survey.
- **Web site:** Phyllis George advised that the Web site is working and up to date.

SPECIAL EVENTS

- **Garage Sales:** Scheduled for some time in May.
- **Fire Ant Week:** Scheduled for some time in mid-April.

FINANCIAL REPORT

- The Association's January 2014 Financials were reviewed and approved as submitted.
- John Irwin updated the Directors concerning the Association's accounts receivables. 2014 assessment collections are proceeding well; collection letters will be issued next week.

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 8:30 P.M.

Presented by John Irwin, Property Manager.

Minutes Approved: _____

Phyllis B. George
Board Member

Date: 3/13/2014

