

**CORNERSTONE PLACE HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS MEETING  
JULY 13, 2017**

**Minutes of the Cornerstone Place Homeowners' 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  
Phyllis George ..... Secretary  
Michael Chittwood ..... Treasurer  
John Irwin ..... Property Manager/Irwin Community Management

**ABSENT** ..... Diane Perry

**CALL TO ORDER**

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

**GUESTS**

Suzanne Hughes ..... 22415 Kent Falls Drive  
Michael Keen ..... 22311 Park Point Drive  
Sergeant Jody Higginbotham ..... Harris County Precinct 5 Deputy Constable

**MINUTES**

The Association's June 8, 2017 Monthly Meeting Minutes were reviewed and approved with edits made by Phyllis George, Secretary of the Board of Directors.

**SECURITY**

Officer Higginbotham gave a brief report concerning security in the area. A discussion of the multiple reported incidents involving juveniles swimming in the Community pool when closed ensued. If the problem persists, John Irwin agreed to purchase "No Trespassing" signs to post around the facility. Cornerstone Place remains quiet with only a couple of minor incidents reported.

**RESIDENTS COMMENTS**

Mr. Keen introduced himself and addressed the Board requesting consideration for a backyard pool installation located at 22311 Park Point Drive. Upon review and discussion, the Directors voted to approve the application.

**EVENTS COMMITTEE REPORT**

**Events Committee Meeting:** The next meeting will be scheduled soon to discuss the remaining events for 2017.

**The Fourth of July and Splash day:** The event was a success thanks to Diane Perry for all her efforts and hard work.

**Other Scheduled 2017 Events:**

- Texas Night Out scheduled for Tuesday October 3, 2017.
- Fall Garage Sale scheduled for Saturday October 14, 2017.
- Halloween scheduled for Tuesday October 31, 2017.
- Christmas Decoration installation scheduled for Saturday November 4, 2017.
- Christmas Decorating Contest scheduled for December 16 and 17, 2017.

**MAINTENANCE ISSUES**

**Maintenance Contracts:** Completed except for the Security Contract due to the signed forms lost by a Cimarron representative.

**"No Soliciting/Deed Restrictions" signs:** Currently waiting proof samples for review and approval.

**Mosquito Spraying:** Currently conducted once a week. Upon discussion, the Directors voted to allow John Irwin to increase the spraying to twice a week if complaints from residents start to come in.

**Pool Equipment/Furniture:** No issues or concerns noted at this time.

**Landscape:** John Irwin met with the supervisor from Yellowstone landscape and advised that the process to eliminate the buffalo grass will take three chemical treatments. Yellowstone will also be installing new flowers and pruning the rose bushes at the end of the month.

**COMMUNICATION**

**Newsletter:** The deadline for the upcoming newsletter is July 14, 2017.

**Web site:** Director Phyllis George informed those in attendance that the Web site is working and up to date.

**Nextdoor.com:** Currently, 160 Cornerstone Place residents are signed up and using the Nextdoor.com Web site. Tony Adams has agreed to continue being a moderator for the community.

**FINANCIALS**

**June 2017 Financials:** The Association's June 2017 Financials were reviewed and approved as submitted.

**Accounts Receivables:** John Irwin updated the Directors concerning the Association's 2017 Assessment receivables.

**2018 Budget:** John Irwin presented copies of the 2017 Budget and current Profit & Loss Statements for initial Board review and discussion in preparation for the 2018 year and budget. No action was taken at this time by the Board of Directors.

**DEED RESTRICTIONS**

The Association's Deed Restriction Report was reviewed and approved as submitted. The Directors discussed concerns with residents storing their trash cans in public view.

**ARCHITECTURAL APPROVALS**

**1803 Ash Forest Drive:** An application for materials to screen window AC unit from view was reviewed and discussed. Upon consideration, the Directors voted to grant a variance for allowance of the wood & Hardi board siding to screen the window unit from public view on the home.

**1723 Brook Grove Drive:** Application to paint and add decorative faux carriage accents to the garage door of the home was reviewed and approved.

**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:

*8/10/2017*

