

**Wilderness Trails HOA Monthly Board Meeting
7:00 P.M.
June 29, 2011
Friendswood Public Library**

Agenda:

**General Announcements – Board Members
Architectural Control Committee - Darryl Voss
Deed Restriction Committee – Tracy Wamsley
Maintenance Committee – Jeff & Lisa Norwood
Finance Committee – Pat Garner
Recreation/YOM Committee – Edith Brennan
Pool Management – Bill Cole
Other Topics – Open**

Attendees: Melanie R., Cathi W., Jim G., Deborah W. C., Darryl V.

General Announcements – Board Members

Following a motion by Melanie, seconded by Deborah, the May minutes were unanimously approved.

Discussion took place regarding an email from Deidre Brown of the Friendswood City Council concerning new HOA laws. It was decided that Melanie will forward these new laws to the HOA attorney for review. In addition, our attorney will be asked to review the HOA covenants to determine if we are in compliance and/or if revisions are needed.

Architectural Control Committee – Darryl Voss

Darryl reported that the Architectural Control Committee currently has approved one (1) request in the past month, for a detached garage in a backyard. In addition, there was discussion concerning a masonry project observed on Castlewood. Darryl will contact the homeowner regarding the need to submit plans for approval by the Architectural Control Committee.

Deed Restriction Committee – Tracy Wamsley

In Tracy's absence, there was no report from the Deed Restriction Committee.

Mr. and Mrs. Yount attended the meeting in order to address the Board concerning a deed restriction violation letter concerning their RV. They explained that they go on frequent RV outings, in part due to Mrs. Yount's leadership position with the Good Sam Club RVcamping association. They

explained that their RV will occupy their driveway for approximately 1-2 days prior to and after these trips. They have spoken to their neighbors, who voice no objections to this. The Board discussed the matter and unanimously agreed to issue a letter dismissing this deed restriction violation allegation.

Maintenance Committee – Jeff & Lisa Norwood

Lisa reported the following by email:

- Due to the drought, the Castlewood walking path has shifted. Additional stakes will need to be installed on the next work day to keep the path well formed.
- The iron fences at Applewood pool and Castlewood park are rusting and will need repairs within the coming year.
- Several palms will require replacement at the Applewood pool. Purchases will be made when 75% sales commence at the garden store.
- The irrigation system has been adjusted to comply with the city's voluntary water use restrictions.
- The landscape maintenance contract is up for renewal in August and a 10% increase is anticipated along with an additional \$45 charge for mowing the path from the pool to the Beechwood sidewalk.
- A sidewalk path tree fell on a homeowner's shed. The charge for removal of debris and trimming of trees to prevent further issues was \$375.
- The City Code Officer was contacted regarding removal of dangerous trees at the vacant home on Castlewood.

Finance Committee – Pat Garner

In Pat's absence, there was no financial report this month.

Recreation/YOM Committee – Edith Brennan

YOM selection for June is 1117 Castlewood.

Pool Management – Bill Cole

The pool opened as scheduled.

Other Business

Lengthy discussion occurred regarding the temporary road use behind the homes on the north side of Castlewood. This roadway has been utilized during the construction at the high school and is now being used by students. Residents have voiced complaints about this to several Board members. Melanie will contact Trish Hanks, FISS superintendent, to discuss this matter.

A motion to adjourn was made by Cathi and seconded by Jim. The July meeting will be cancelled. The next meeting will be on August 31, 2011 at the library.