

Wilderness Trails HOA Monthly Board Meeting
7:00 P.M.
August 29, 2012
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., John Y., Darryl V., Tracy W.

General Announcements – Board Members

Following a motion by Melanie, seconded by John, the June minutes were unanimously approved.

Discussion ensued concerning National Night Out on October 2nd. Because of lack of community interest in past years, it was unanimously decided that the HOA would not sponsor any events this year. However, Melanie will ask the webmaster to list information concerning National Night Out on our website.

Architectural Control Committee – Darryl Voss

Darryl reported that there has been one (1) approval for a backyard patio with a metal roof. It was noted that patio roofs that are attached to homes must comply with current hurricane standards. If patio roofs are not attached, compliance is not mandatory. Darryl also reported a request for approval for installation of a sprinkler system. He explained to the Board that sprinkler systems do not require approval by the ACC.

Deed Restriction Committee – Tracy Wamsley

Tracy reported that nine (9) new letters were sent out in the previous month and seven (7) of the homeowners concerned are now in compliance with deed restrictions. She also reported the need to send out two (2) 209 letters for homeowners who failed to respond to first letters. In addition, there are three (3) outstanding 209 letters. In one case it appears the infraction has been cured, but another deed restriction violation has been identified. A new letter will be sent.

In the second case, the City Enforcer is looking into the case. The third case is being referred to our attorney.

Maintenance Committee – Jeff & Lisa Norwood

Melanie reported that the playground equipment has been installed at the Applewood Park and it ended up costing less than originally anticipated. Melanie also reported that the fence replacement has not yet begun because the contractor has failed to provide an estimate. The project will be postponed until after the close of the pool season. Lastly, John reported replacing the shower nozzle and electrical socket in the boys' bathroom at the pool. In addition, he repaired a faulty GFI in the bathroom.

Finance Committee – Pat Garner

Melanie informed the Board that she and Pat reviewed the list of homeowners who were delinquent in their annual dues. Seventeen (17) homeowners, all of whom owe at least \$1000, were referred to our attorney and she anticipates letters will be sent to these people in the next couple of weeks.

Recreation/YOM Committee – Edith Brennan

The July YOM award went to the homeowners at 605 Fernwood.

The annual Garage Sale will take place on October 6th and Melanie will place ads in the newspapers shortly.

Pool Management – Bill Cole

There is nothing to report at this time.

Other Business

A motion to adjourn was made by Cathi and seconded by Melanie. The next meeting will be on September 26, 2012 at the library.