

**Wilderness Trails HOA Monthly Board Meeting  
June 26, 2008  
7:00 P.M.  
1304 Buttonwood**

**Agenda:**

**General Announcements – Board Members**  
**Architectural Control Committee - Scott James**  
**Deed Restriction Committee – Stan Faber**  
**Maintenance Committee – Jeff Norwood**  
**Finance Committee – Pat Garner**  
**Recreation/YOM Committee – Melanie**  
**Pool Management – Bill Cole**  
**Other Topics – Open**

**General Announcements – Board Members**

- 1) The minutes for the May 29 meeting were not completed in time for the June meeting, so they were not presented for approval
- 2) Homeowners with complaints about drainage in the water retention pond should call Galveston County at (281) 482-0404. Questions concerning Friendswood Sanitation and Sewer should call Bob Anderson at (281) 992-3208.

**Architectural Control Committee – Scott James**

- 1) Scott was not in attendance.

**Deed Restriction Committee – Stan Faber**

- 1) Stan reported that there have been a lot of boats in driveways, etc, but have generally been gone within 3 – 5 days.

**Maintenance Committee – Jeff Norwood (Lisa Norwood contributing in Jeff's absence)**

- 1) Lisa was not in attendance.

**Finance Committee – Pat Garner**

- 1) Financials for June, 2008 and year-to date were submitted to the Board and are attached. Pool repair and maintenance is up this year. Electricity is way up over last year. We are changing electric providers to TXU for 14 cents/kw in a 12 month contract. This is a lot less than the current contract.
- 2) Pat has renewed the liability insurance to include Directors and Officers insurance. He compared the premium choices: \$500K limit @ \$1,238 per year; or \$1M limit for \$2,500 per year. He chose the \$500K because the HOA doesn't have any real liability. Ben made a motion to approve, and Tracy seconded. The motion was approved.
- 3) Pat remarked that the money in the financials is being used to build a reserve for future pool maintenance and legal fees.

- 4) There are two permits for the pool – Pat will deliver to Bill to hang at the pool.
- 5) The Manor maintenance contract is due July 1. Pat will defer to Lisa. Lisa will go over the contract and talk to Ben about it.

**Recreation/YOM Committee – Melanie Reyes**

**Pool Management – Bill Cole (absent)**

- 1) Bill signed the new pool contract.

**Open Discussion**

- 1) Water pressure has decreased lately. We will monitor and contact the city if it continues. The HOA encourages the homeowners to do the same.

The next meeting is scheduled for 7:00 p.m. July 21, 2008 at 1304 Buttonwood.