

SCANNED

THE BOARD OF TRUSTEES OF THE WESTCHESTER OWNERS COMMITTEE HELD THEIR REGULAR BOARD OF TRUSTEES MEETING ON TUESDAY, APRIL 17, 2018 AT 625 NOTTINGHAM OAKS TRAILS, ROOM E-9, HOUSTON, TX 77079. MEETING NOTICE ATTACHED AS EXHIBIT "A".

TRUSTEES PRESENT: Bill Tuttle, Richard Smith, Kate Ghazi, Natasha Stearns, Max Beatty, Ryan Bickley, Peter DallePezze and Justin Reichenau. Dan Read and Daniel Fisher were not in attendance. Also present: Heather Esteban of Crest Management Company.

CALL TO ORDER:

The meeting was called to order at 6:00 P.M. The agenda was adopted as presented.

HOMEOWNER FORUM

14 Homeowners were in attendance to discuss the topics listed below:

- Change in trash contract, owners want to see backdoor pickup resumed
- Lack of communication with change in trash contract
- Deed restriction letters being sent by Crest Management
- Entrances/Monuments look bad, new landscaping is needed
- Traffic on Carolcrest

MINUTES

The minutes of the Board of Directors meeting held on March 20, 2018 were presented to the Board for review. A motion was made, seconded and approved to accept the minutes as written.

FINANCIAL REPORT

The March 31, 2018 financials were presented to the Board. As of March 31, 2018, there was a total cash balance of \$316,007.54 in the Operating Account and the Non-Capital Reserve Account had a balance of \$55,217.60. Account receivables totaled \$21,613.33.

COMMUNITY RELATIONS: Natasha Stearns advised there was nothing new to report.

POOL & TENNIS: No report as Dan Read was not in attendance.

MAINTENANCE: Peter DallePezze advised he will look at the entrances and monuments.

TRASH & PEST CONTROL: Ryan Bickley advised he is waiting on one more bid for the trash contract. Currently to keep back door pick up the Association is looking at a 32% increase in the trash contract.

PATROL: Justin Reichenau advised the Board that a child was attacked by a pit bull on River Forest. To his knowledge the dog has not been removed from the home by animal control. Mr. Reichenau also advised contractor activity has picked up in the flooded section of the neighborhood.

RAP NEWSLETTER: No report as Daniel Fisher was not in attendance.

BUSINESS

The Board ratified the following decision made between Board meetings:

March 27, 2018 The Board approved signing a one year trash contract with Texas Pride Disposal at a cost of \$18.00 per home per month.

The Board adjourned to Executive Session at 7:00 p.m. and returned to regular session at 7:15 p.m.

EXECUTIVE SESSION DECISIONS

- Minutes were reviewed and approved from March 20, 2018.
- Deed restriction report was reviewed.
- Accounts receivable report was reviewed

NEXT MEETING


The next meeting will be held Tuesday, May 15, 2018 at 6:00 p.m.

ADJOURNMENT

There being no further business, and upon a motion duly made and seconded, the meeting was adjourned at 7:15 p.m.

APPROVED:

5/15/18
Date



Bill Tuttle, President