

Board Briefs

Board Meeting was held February 12, 2013. Attendees: Keith Austin, Sylvia Teague, Judy Callaway, Alvin Hodges, Gloria Valigura, Patricia Ortiz, and Christine Huckels.

Committee Reports

ACC - Nancy Nichols, Paul Behrend and Alvin Hodges – Five ACC's were approved

Pool – Pool is now closed for the season.

Communication Committee – Judy Callaway and Sylvia Teague – Watch the Marquees for good information.

Recreation Committee – Christine Huckels

- Bunco Party – Ladies, if interested in getting together for Bunco, send an e-mail to HBTMHOA@yahoo.com. Christine is working on getting us together for some Bunco.
- Santa in the Park – scheduled for early December

Welcoming Committee – Lisa Behrend, Patty Hodges

Web Page – Gloria Valigura

Open Discussion and/or Votes Taken

- **2013 Maintenance Fees** – Your 2013 maintenance fees are now past due. Please contact Patricia Ortiz at TCM to arrange payment, including monthly payment plans if that helps you.
- **Elections** – Our yearly Homeowner Meeting, at which elections will be held, will be held on Tuesday, March 12, at RR #1 building. Meeting begins at 7:00 p.m. Be there early to sign-in and fill out your ballot if you have not yet done so. This year two board members will be elected. If you'd like to run for the board, please contact Patricia Ortiz. Gloria Valigura and Judy Callaway are running for re-election. Constables will be invited to attend to answer any of your security questions.
- **Financials** – bank statements and financial statements were reviewed. On Balance Sheet, TCM to advise how they come up with the \$value for Capital Reserves.
- **Precinct 4 Crime Statistics** for RR MUD #1 & 2 – are available to you on our HOA website.
- **Pool Tags** – board approved purchase of 500 blue-colored pool tags for 2013. You will need to exchange your 2012 red pool tags for the 2013 blue pool tags. More on this later as we get closer to pool season.
- **Contracts** – board approved 2013 contracts for mosquito control as well as with Earthcare for common area maintenance.
- **2013 Capital Improvements**
 - Removed: add surveillance cameras at entrance (currently not allowed as our streets belong to Harris County) and replacement of three light poles.
 - Added: To get line-item quote to make enhancements to entrances (remove dying ligustrums and replace with something else, possibly remove red tip photinias near monuments, remove monkey grass around tree trunks (as can choke trees).
- **Patricia** lead discussion of HBTM Action Item list (PAL) – Subjects included:
 - #21 – (2/12) AT&T to disconnect the phone at the pool on Oct 11, 2012. The 911 phone outside the entrance to the pool for emergencies and has converted from a landline to battery operated at no cost to HOA. Patricia to send us copy of credit from AT&T for overcharges.
 - #21a – (12/12) What is actual cost of the 911 phone?. Contract says \$285; we paid \$385 in 2012. We need credit and correction.
 - #42 – (5/12) Patricia to obtain quotes to evaluate/repair/replace playground equipment as needed. Suggested vendors are Playwell, Tree Frogs, Alliance Home Repair, Bobby Broussard, etc..
 - #59 – (9/12) Gloria and Hormoz will revisit putting cameras at our entrances with Pct 4.
 - #61 – (11/12) Board agreed to perform yearly financial audits.
 - #66 – (11/12) We are receiving bills for three meters; however, there may be a fourth. Keith Austin and Patricia Ortiz to resolve.
 - #67 – ((2/13) Board to update Capital Improvement Cost Analysis in April

- #73 – (8/12) Zorro to check walls in pool house for termite damage. (To be done week of 2/11)
- #75 – (12/12) Termites may be back (Zorro & Patricia to check week of 12/11)
- #78 – (12/12) Obtain quotes to have contractor install Christmas lights at entrances in 2013.
- #79 – (2/13) To get line-item quote to make enhancements to entrances (remove dying ligustrums and replace with something else, possibly remove red tip photinias near monuments, remove monkey grass around tree trunks (as can choke trees).
- #80 (2/13) On Balance Sheet, TCM to advise how they come up with the \$value for Capital Reserves.
- All other PAL are complete.

2/20/13