

**WINCHESTER COUNTRY MAINTENANCE ASSOCIATION, INC.
MEETING MINUTES OF THE BOARD OF DIRECTORS**

June 10, 2021

**9607 Rio Grande Drive
Houston, Texas 77064**

DIRECTORS PRESEN

Nicole Chovanetz, President, Vicki Hamm, Vice President, Secretary, Lucy Charles, Secretary, and Keith Ponds, Compliance Director.

IN ATTENDANCE:

Aly L. Long representing the Managing Agent, Sterling ASI.

CALL TO ORDER

Due notice of meeting having been given and quorum being present, meeting was called to order at 6:52pm by Director Chovanetz.

OPEN FORUM

- Keith Jacobs met with the board

DISPOSITION OF MINUTES

The May 13, 2021 minutes were presented. A motion was made and seconded to approve the minutes. All were in favor.

FINANCIALS

The May 2021 financials were presented and discussed. Operating had 460,842.931 at the end of May, 2021. The Reserve Account had a balance of 1,065,013.66. Outstanding 2021 Receivables is 27,533.53. The next CD coming to term will be with Amerant and is due 7/10/21. A motion was made and seconded to approve the financials as presented. All were in favor.

RATIFICATION OF BUSINESS BETWEEN MEETINGS

NEW/OLD BUSINESS

- The 2021 Annual Meeting was discussed and will be held June 22, 2021.
- Board agreed to secure contract with Cypress Creek Mosquito Spraying until the end of July.
- Onsite Coordinator (Amanda Hamm) will continue her position until the end of July and will train the new coordinator. The salary will be \$1,000 per month for two days a week.

COMMITTEE REPORTS

- Security – Vicki Hamm – Willow pointe will not participate in the Off Duty Security effective June 1, 2021..
- Clubhouse – Vicki Hamm -
- Tennis Committee - Vicki Hamm - Backboard was taken down
- Pool – Vickie Hamm - Pool Cards are being distributed
- Landscape Committee – Vicki Hamm – Flowers have been changed out.
- Website Committee – Nicole Chovanetz – N/A
- Deed Restriction/ACC Report – Keith Ponds - Discussion on issues in the neighborhood.

ADMINISTRATION

- Onsite Maintenance Service Log

Adjourn Regular Session at 7:45

EXECUTIVE SESSION

- Accounts Receivable Report/Collection Status Report
- Review emails/letters from Owners
- Compliance Report

The next meeting will be held at the Clubhouse on July 8, 2021 at 6:30 PM.

ADJOURNMENT:

There being no further business to discuss, the meeting was adjourned at 8:51 PM

Recording Secretary

Date