

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

January 12, 2023

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

DIRECTORS PRESENT

Nicole Chovanetz, President, Vicki Hamm, Vice President, and Rachel Hester, Secretary/Treasurer, Joshua Wilson and Keith Pond.

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 6:33PM by Director Chovanetz.

DISPOSITION OF MINUTES

The November 10, 2022 minutes were presented. A motion was made and seconded to approve the minutes with changes. All were in favor.

FINANCIALS

The November 2022 financials were presented and discussed. A motion was made and seconded to approve the financials as presented. All were in favor. Director Hester asked that she be informed of all transactions for bank accounts.

NEW BUSINESS

Director Hamm discussed graffiti at park areas and will be removed.

Director Hamm also discussed board members participation at events for the residents.

Mailbox repairs. Aly will call County about installing a ramp for easy accessible for homeowner.

COMMITTEE REPORTS

- Security – Vicki Hamm - N/A
- Clubhouse – Vicki Hamm - Cookies with Santa December 17th.
- Tennis Committee - Vicki Hamm - N/A
- Parks – N/A
- Pool – Vickie Hamm – N/A

- Landscape Committee – Vicki Hamm – N/A
- Website Committee – Nicole Chovanetz – N/A
- Deed Restriction/ACC Report – N/A

- **ADMINISTRATION**

- Onsite Maintenance Service Log

Adjourn Regular Session at 7:30PM

EXECUTIVE SESSION

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

Adjournment Executive and back to Regular Session at 7:31 PM

The next meeting will be held at the on February 9, 2023 at 6:30 PM.

ADJOURNMENT:

There being no further business to discuss, the meeting was adjourned at 8:15PM

Vicki Hamm

2-9-23

Recording Secretary

Date