

Minutes of Coca Lake Homeowners Association Board Meeting

10 March 2008

Members present: John Mitchell, Eric Hansen, Jan Underdown, Hoyt Raymond, George Averill, Gerald Carey, and Tammy Segura

Members excused: John Latimer, Brian Sillitto

President John Mitchell convened the meeting at 6:45 pm at Jan Underdown's residence.

Minutes of the last Board meeting were presented and accepted as written.

REPORTS

Financial (J. Underdown): Financial report was approved as submitted. Treasurer included collections for 2008 annual homeowners dues and new residents that have moved into the community. Also noted that she'll be on a month-long trip. John Mitchell agreed to keep important documents in her absence.

Pool & Tennis Committee (G. Averill): The pool is still being maintained throughout the winter season. Repairs are currently underway (i.e., broken pipes, sand filter and skimmer repairs, etc.) and having the shrubs pruned before swimming season begins. Also, a dead tree was removed from the south end of the pool.

Covenant Compliance Committee (J. Mitchell): Several homeowners have asked for advice on fences, landscaping and placement of satellite antennae through the "Contact Us" site. Responses to these inquiries may have helped avoid later compliance issues.

Lake Committee (G. Carey): Thanks to the neighbors who helped keep the cormorants to a minimum. Grass eating carp need to be replaced as the prior stock has been depleted. They're key to keeping the lakes healthy from overgrowth. Obtaining quotes to restock.

Maintenance Committee (H. Raymond): Gazebo needs to be treated for termites and repairs are still needed. Still trying to find a company to complete the repairs. The fence at the front entrance has been repaired. CLHOA has been reimbursed half of the cost by Waddell.

Insurance Committee: Nothing to report.

Newsletter Committee: (T. Segura): Target date for the next issue is April. Submissions are due by March 28, 2008.

Old Business: No old business to report.

New Business:

Elected Board members to key positions:

President – Eric Hansen

Vice President – Gerald Carey

Treasurer – Jan Underdown

Secretary – John Mitchell

Addressed issues brought up at Annual Homeowners Association Meeting:

Landscape quotes – Quotes were obtained from a local landscaper for different areas within the community. After review, it was approved to replace the plants around pool as priority. G. Carey will work with the landscaper to get detailed drawings of type and location of all plants/trees. This includes getting quotes for landscaping the back entrance. Since the pool has increased exposure, vandalism has decreased significantly, so it was unanimously agreed not to plant additional shrubbery to increase privacy around the pool.

Street signs – A few street signs throughout the community need to be replaced. The company that replaced them in the past is no longer in business. The Board will begin searching for a new source.

Benches by the lake – A rough estimate of \$1500 for each bench. More research into sources to obtain benches. It was agreed to place one bench to see how often it will be used. Location to be determined.

Renewing contact with LaFarge – Both Coca Lake and Grey Rock communities have sent follow-up letters and have not received any response. Board will follow-up with homeowner who volunteered to lead this effort.

Physical address for pool and tennis court – Harris County checked with 911 emergency response. It was determined that since Coca Lake is such a small community, no physical street address was necessary. Emergency response vehicles will know exactly where to go when mentioning the pool and tennis court areas.

Easement at end of Sweetwater Drive – At the annual homeowner's meeting, the resident at the end of Sweetwater Drive inquired about who is responsible for the clean up at that location. G. Carey will follow-up with Waddell at their next meeting to make a determination.

Children's event – Homeowner asked about having a second event for the children in the neighborhood. There is enough money in the budget to accommodate a second event. Interested homeowners will be encouraged to volunteer to organize such an event, in announcements on our web site and in the spring newsletter.

Next meeting will be on Monday, May 19, 2008 @ 6:30 pm.

Meeting was adjourned at 8:20 pm