

Londonderry Board Meeting Minutes – May 2023

8331 London Way Dr. Spring, Texas 77389

May 9, 2023

Board Members Present: TC Munoz, Cheryl Thomas, Maria Shaver, Jennifer Joines, Curt Williams, Robert Downey & Matt Crager

Homeowners Present: Trefor Hay

Proceedings:

- Meeting called to order 7:02 p.m.
- April board meeting minutes – reviewed, motioned to accept; 2nd, no discussion & approved as read.

Treasurer's Report:

- Report given, discussion.
- Maria to reissue payment for playground equipment, due to check being returned and getting a good address.
- Maria to pay last invoice for old attorney of record.
- Breedlove to give us final documentation for financial review.

Committee Reports:

- ACC:
 - 1 replacing metal gate w/wood; 1 new gutters/soffits; 2 new paint (all approved); 1 – needing more documentation for addition to house
 - Contact committee to follow up on solar panel request.
- Children's Committee:
 - Planned for 5/26 6p – 9p. Getting Jets Pizza to donate pizza; snocones.
- Clubhouse:
 - 2 rentals; childrens end of school party
 - Rental checks need to be directly from homeowners.
- Deed Restrictions:
 - Continue to send out letters to repeat offenders.
 - Verify a deed violation with possible easement encroachment.
- Security Committee:
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- Project Committee:
 - Pool deck punch list approved and working with contractor to get the items completed.
 - Swim team shed door was repaired
 - Curt installed new deadbolt locks/door knobs on both pump room doors.
 - Need to order bird deterrent for geese (Cheryl to look for best product)
 - Need to purchase new outside bathroom toilet paper holders, big roll holders (Cheryl to check prices and order)
- Swim Team:
 - Home swim meets 5/20 and 5/27
 - Motion to accept pool hours to open at 11am until swim team season ends on 6/16/23, then open pool to community at 10am for the remainder of the swim season. 2nd, no discussion. Motion approved.
- Welcome Committee:

Old Business:

- Need to get documentation to new attorney to start process to send homeowners to attorney for various causes, ie. Past due assessments, deed violations, ACC violations, etc.
- Solar screens were installed, but the contractor needs to return to fix a couple of spots, take off to clean windows and reinstall. Getting a second bid install screens on additional windows on conference room.

New Business:

- Cheryl spoke to Noack Landscape to cancel in writing for the irrigation portion of their contract.
- Discussed updating the Clubhouse contract to include forfeiting the deposit if they do not comply with the lifeguards instructions during any weather closure or break times.
- Motion to reimburse clubhouse housekeeper the difference in invoice amounts submitted in error from January to present. Motion 2nd, discussion and motion passed.

Meeting Adjourned @ 8:13 p.m.