

CYPRESSWOOD PLACE COMMUNITY
IMPROVEMENT ASSOCIATION, INC.

MINUTES OF MEETING OF
April 25, 2017

STATE OF TEXAS
COUNTY OF HARRIS

The Board of Directors of Cypresswood Place Community Improvement Association, Inc. met in a regular meeting at Harris County WCID No.132 Water Plant located at 4107 Evening Trail Drive, Spring, Texas 77388, on the 25th day of April 2017, at 7:00 pm. Those present:

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| Jane Warren | President |
| Peggy Batson | Vice President |
| Olav Unger | Treasurer |
| David Brookshire | Secretary |
| Bob McAdams | Director |

All members of the Board, and Terri Mancini were present, constituting a quorum. The meeting was called to order at 7:02 p.m. by Jane Warren.

REVIEW AND APPROVE MINUTES OF THE MEETING OF August 16th, 2016:

David Brookshire presented the regular meeting minutes of August 16, 2016. **Peggy Batson moved that the minutes be accepted as presented.** The **motion was seconded and approved unanimously.**

ATTACHED-November 15, 2016 minutes.

CONSIDER AND ACT UPON FINANCIAL REPORT OF December, January, February and March:

Bob McAdams presented the financial reports of December 2016 through March 2017. Olav Unger compared year over year, and noted some minor increases in expenses including trash, electrical, and beautification projects, though within expected projections. Olav noted that the high electrical costs (14 light poles paid for by the association) is worth shopping around for a new electrical provider and/or contract. He will investigate and will update the Board via e-mail. Four unpaid dues are causing delays to expected income. **David Brookshire moved to accept the reports. Upon a second the motion was also approved unanimously.**

ATTACHED-December, January, February and March Financial Statements

CONSIDER AND ACT UPON THE LANDSCAPING REPORT

Peggy Batson noted that Hahn's is scheduled to perform the semi-annual cleanup of the common area next week.

CONSIDER AND ACT UPON ANY ARCHITECTURAL CONTROL REQUESTS

Peggy Batson noted that two requests have been received, one for a roof replacement, and the other for the replacement of wall material behind a home's rain gutters. Both were approved, and are either already complete, or in the process of being completed.

PUBLIC COMMENT

Terri Mancini thanked the board for their work for the community.

NEW BUSINESS

1) Owners Meeting

The Board discussed this year's annual owner meeting, choosing the date of May 11th, and creating an agenda. Meeting notices will be posted to the web site, and community bulletin boards.

2) Nominating Committee

David Brookshire will act as the board representative of the nominating committee, and has identified Terri Mancini and Dick Dillon as community representatives. The committee will publish any and all nominees before the Owner's meeting in May.

OLD BUSINESS

1) Update on Kuykendahl/Cypress Hill traffic light

Jane reported that the traffic light completion is pending work by Center Point who needs to raise the power lines on the East side of Kuykendahl. This work is estimated to be completed in two weeks.

EXECUTIVE SESSION

The Board has authorized the filing of liens and the beginning of foreclosure proceedings against two significantly delinquent properties.

MEETING ADJOURNED

The meeting was adjourned at 8:50PM.

Respectfully Submitted,

David Brookshire

David Brookshire, Secretary