

# Deerfield Village Community Association

## Regular Board Meeting

September 22, 2008

The regular meeting of the Board of Trustees of the Deerfield Village Community Association was held at 4045 Deerfield Village Drive in Houston, Texas 77084. President Glenn Sommers called the meeting to order at 7:30p.m.

Trustees in attendance were : Glenn Sommers (President), Walt Bohn (Vice President), Steve Dornak (Treasurer), Sharyn Carpenter (Secretary), Marta Bott, Susan Greer, Mike Polk, and Marie Nugent.

### **Determination of Quorum**

It was determined that a quorum had been formed. **Approval of Minutes**

Regular August Board Meeting minutes – motion to approve minutes by Marta Bott. Susan Greer 2<sup>nd</sup> passed unanimously.

### **Residential Inquiries**

None

A motion to leave the agenda to discuss an Eagle Scout project was made by Steve Dornak, 2<sup>nd</sup> by Mike Polk.

Conner Sanford wants to build 8 Martin Houses around the greenbelt; 10-18ft. high. These houses will help cut down on mosquitoes. He also wants to build bluebird houses 4ft off the ground. These houses will be maintained by the boy scouts and would be taken down in the fall and put back up in the spring. Conner is to get with Jay in landscaping. Walt Bohn made a motion to accept the proposal and Mike Polk 2<sup>nd</sup>, passed unanimously.

Motion to go back to the agenda was made by Steve Dornak, Marta Bott 2<sup>nd</sup> the motion.

### **President's Report**

The neighborhood is cleaner since Ike. The county was here for 1½ days. Recycle is shut down temporally. The members forum had a good turnout, and very positive. There is

still a trustee opening on the board. There have been some personal changes on the deeds committee.

### **Treasurer's Report**

There is no treasurer's report ACMP didn't get report out. There is enough money to handle all the IKE issues.

### **Manager's Report**

Not answering the phone due to nasty phone calls. There are updates on the website daily. If a tree in a common area of DVCA falls on a fence; DVCA will remove the tree. The resident's insurance company will have to pay for the fence. There are 3 lost tennis keys. Bluegrass lost a set of keys.

There is now a fencing committee that will help residents.

### **Standing Committee Reports**

#### **Financial Services**

No report given; Andrew Jackson was not present. Committees should be working on their budgets.

#### **Landscape**

A written report was given and received by Jay Singleton. Basic clean up after IKE; some trees still have to be cut down. Scout troop 120 helped in the clean up. Two trees in the picnic area will have to come down. There was a 30% drop in water consumption. Hopefully the pump will be working next week. The Elm trees are the ones that snapped during the hurricane.

#### **Recreation Center**

A written report was received and given by Peter Howell. The committee is going to start having dance lessons on Thursday nights on a trial basis and if successful will go forward with it.

#### **Security**

No report was given or received. The 1<sup>st</sup> shift has been filled.

#### **Swim Pool**

A written report was received and given by Peter Howell

### Tennis

A written report was received.

### Community Services

A report was received and given by Tara Shockly.

There were 4 proposals for the board to approve. The first one was to repair the termite damage to the columns around the Rec Center; Steve Dornak made the motion to approve, Mike Polk 2<sup>nd</sup> the motion, passed unanimously.

The second proposal was the trash pickup option; to go to curbside rather than back door pickup. This motion was tabled since there was a straw poll in October's newsletter to get feedback from the residents.

The third proposal is the re-keying of the Rec Center Facilities, Marta Bott made the motion to accept the proposal but to modify the proposal to add the pool area; Sharyn Carpenter 2<sup>nd</sup> the motion; passed unanimously.

The fourth proposal is to add an A/C unit for the office. Steve Dornak made the motion to accept proposal, Marta Bott 2<sup>nd</sup>; passed unanimously.

A resident is requesting a green belt light near her home since it very dark in the area and she has had graffiti on her fence

### Deeds

Approval for a new deeds member was tabled. Review deeds clarifications on minor/moderate/major violations were tabled. Trish Yatauro is interim deeds chair. Seven members left the committee, 6 are still on and they started in 2008.

There are some issues with the fence on Manorhaven that back up to Barker Cypress. Everyone wants an 8ft fence but one resident does not. The board said it all had to be the same height to be in compliance.

Greenbelt fence over specified height with no AA form sent a letter in July. No homeowner response, and not in good standing, 2<sup>nd</sup> letter should be a 10 day demand , but deeds needs to send a letter to Rick Butler on By law change.

The deeds committee needs to contact the Health Dept. if a fence is down and the unoccupied home has a pool.

### Old Business

The Expenditure and Approval Policy and Procedures for Expenditures was not ready for discussion and approval again. Since the Finance Committee is becoming frustrated by the Boards lack of progress on this item, there was discussion of taking the project away from the board and turning it over to the committee. Steve Dornak made the motion to do that and it was seconded by Sharyn Carpenter. The motion passed (7 for, 0 against, one abstain – Susan Greer). The update project will be given back to the Finance Committee with some direction on what the board was looking for.

A packet was passed out that had revisions to the By-Laws regarding elections of the Trustees. Marta Bott made the motion to accept the packet and its changes, Steve Dornak 2<sup>nd</sup> the motion, passed unanimously.

### New Business

Glenn made the motion to have a special meeting to discuss the 2009 budget and to vote on a new trustee. The meeting is tentatively scheduled for Nov.5<sup>th</sup> at 7pm.

### Adjournment

Mike Polk made the motion to adjourn at 9:40pm, Walt Bohn 2<sup>nd</sup>; all passed.

Submitted by: Sharyn P Carpenter  
Date: 10-27-08

Approved by: [Signature]  
Date: 10-27-08