

Deerfield Village Community Association

Regular Board Meeting

November 24, 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 October Board Meeting minutes – motion to approve minutes by Marta Bott, Susan Greer 2nd, passed unanimously. Motion to accept the Special Budget Meeting Minutes: Mike Polk made the motion, Walt Bohn 2nd, passed unanimously.

Residential Inquiries

None

President's Report

DVCA is still moving strong.

Treasurer's Report

A written report was received and given by Steve Dornak.

Manager's Report

A New Camera is to be installed to shine into Annex.

There was a question on who is responsible for the tree down on Cransley, Lisa Walker, office manager ,will look at the survey to get an answer.

Office hours for the holiday: Nov. 27-28, Dec.24-26t and Dec.31-Jan.2 the office will be closed.

ACMP contract was received.

Standing Committee Reports

Recreation Center

A written report was received and given by Peter Howell.

The proposal for dance lessons to be held at the Rec Center is to charge \$100 for the six sessions per couple; the board said they could not fund it. There is a written policy to back this.

The Chairman of each committee needs to have a copy of the By-laws.

Security

A written report was received.

Cars that are being broken into that are left unlocked. You can call the constable if a car has not moved from the street in 72 hours.

Swim Pool Committee

A written report was received and given by Peter Howell.

There was a motion made by Marta Bott to approve a 1 year contract with A-Beautiful Pool for 2009, Marie Nugent 2nd the motion, passed unanimously.

Tennis Committee

Report was received

There was a motion made by Steve Dornak to accept the bid from CL Sports to carry out the work on courts #3 and #4 from Hurricane Ike damage, Mike Polk 2nd the motion; passed unanimously.

There was a question from the board to the committee to see if they can control the lights at night when no one is using the courts but the lights are left on. Is it possible to turn them off?

Community Services Committee

There was no one from the committee in attendance and no report was given. The board asked Sharyn for an update on the ~~trash~~ trash contract. Sharyn said that the committee is still working on the contract for Trash Pick-up.

Deeds Committee

Sharyn Carpenter made the motion to accept Michelle Thayer as a new deeds member, Susan Greer 2nd the motion; passed unanimously.

There was a motion to accept the proposal on Minor, Moderate and Major Violations for the deeds committee members when they are looking in their assigned areas, Susan Greer made the motion and Marta Bott 2nd it, 4 were for this proposal and 4 were opposed. Glenn offered a verbal agreement for Deeds to work under these guidelines for now and for this to be further reviewed by the Board members and discussed/voted on at the next/future board meeting.

The board's hands are tied when it comes to the AA form based on the 1st and 2nd opinion from the attorney. DVCA doesn't have the legal authority to change variations of the protective covenants.

Financial Services Committee

Glenn made the motion to accept the bid from ACMP without the \$10 processing fee. Mike Polk 2nd, Susan Greer opposed; Marta Bott, Sharyn Carpenter, Walt Bohn, Marie Nugent, Steve Dornak all voted yes to accept it.

Landscape Committee

A written report was received and given by Jay Singleton.

There was a proposal to accept the Landscape Maintenance Contract. The Board made the motion to go forward and continue negotiations with Green Masters; Steve Dornak made the motion, Mike Polk 2nd and passed unanimously. The committee also presented a proposal for Tree Trimming and removal for 2009; Walt Bohn made the motion to accept this proposal, Mike Polk 2nd it, passed unanimously.

The board considered the Tree Service proposal submitted by Landscaping for Tree trimming and removal during 2009. Walt Bahn made the motion, Mike Polk 2nd and it passed unanimously.

Old Business

None

New Business

Mike Polk looked into getting better Electric Rates since the cost of gas has gone down. He found that Star Tex Power had much lower rates than Hudson Energy. Walt Bohn made the motion to change from Hudson Energy to Star Tex, Steve Dornak 2nd the motion, passed unanimously.

Mike Polk made the motion to go into Executive Session, Steve Dornak 2nd, passed unanimously.

Executive Session

Motion to come out of executive session was made by Mike Polk, Marie Nugent 2nd; passed unanimously.

Back to regular session

Motion to give Lisa Walker a bonus for \$500 for a job well done- Glenn made the motion. Mike Polk 2nd; passed unanimously

Motion to look into adding M Gainer as additional attorney to help with deeds issues by Glenn Sommers, Walt Bohn 2nd; passed unanimously

A special meeting will be scheduled in December for attorney Mike Gainer to meet with the board. At this special meeting the board will discuss and vote on landscape contract as well as Trash contract.

Adjournment

Steve Dornak made the motion to adjourn at 10:09pm, Mike Polk 2nd; passed unanimously

Submitted by Sharon P Carpenter
Date: 1-26-09

Approved by [Signature]
Date: 1-26-09