

Deerfield Village Community Association

MINUTES OF REGULAR BOARD MEETING

February 25, 2019

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 Eric Toureilles called the meeting to order at 7:07 PM.

Trustees in attendance were Eric Toureilles (President), Brent Burris (Vice President), Bruce Bott (Secretary), Chris Saldana (Treasurer), Louis Carpenter, Dave Flick, Geri Hudson, and John Murphy. David Olivo did not attend and provided his proxy to Chris.

I. DETERMINATION OF A QUORUM (6 required)

Eric Toureilles determined there was a quorum. Trustees introduced themselves to the crowd.

II. APPROVAL OF MINUTES

After a review, Brent motioned to approve the January 28th Board Meeting minutes as modified. The motion was seconded by Bruce and passed unanimously.

III. RESIDENTIAL INQUIRIES

A. None.

IV. PRESIDENT'S REPORT

Eric reported the following:

- A. The 2019 Deerfield Directory has been distributed by the Scouts.
- B. A Special Board Meeting to discuss swim at your own risk will be held on March 4th.
- C. Several issues with the new trash contractor have been reported including late pick-up, missed houses, speeding, etc. These complaints were raised with the contractor at the February MUD 136 meeting.

V. TREASURER'S REPORT

None.

VI. MANAGER'S REPORT

Tina reported the following:

- A. Complementary comments have been received about the new directory.
- B. The DVCA Spring Garage Sale will be on April 6th. Additional info in the newsletter.
- C. A karate class for Deerfield residents is being organized and will begin at the Rec Center on March 5th. A fee will be charged.
- D. For Trash issues residents are urged to call Texas Pride directly followed by MUD 136.
- E. Several issues with homes needing repair or clean-up are being reported to the office. Residents are urged to include the address of the home when reporting such matters. A form will be developed for reporting these issues.

VII. STANDING COMMITTEES

A. Recreation Committee

- a) Board Trustee candidates - will be invited to attend the Friday coffee & donuts session to introduce themselves.
- b) Deerfield Social on February 23rd - some residents complained about the noise level in the Clubhouse.

B. Community Services Committee

- a) Mailbox issue in Patio Homes section - the committee is working to determine who is responsible for replacing worn-out mailboxes, DVCA or USPS.
- b) Clubhouse furniture update - quotes are being gathered for new sofa and chairs. The committee was asked to consider furniture that is lightweight as it is often moved in and out of the room.

C. Tennis Committee

- a) Update on light poles for courts 3&4 - an update on the pole delivery and install is due this week. The Committee was asked to coordinate the work with the Men's Group as they could oversee the work.
- b) Courts 3&4 - will likely be resurfaced later this year.
- c) Approval of 2019 Officers - The Committee officers will be addressed during the next meeting.

D. Landscape Committee

- a) Approval of 2019 Officers - The Committee voted Martha Gonzalez as chairman, Art Blummer as vice chairman and Jennifer Endicott as secretary. Eric made a motion to approve these officers. Geri seconded and the motion passed unanimously

E. Security Committee

- a) Signage for Entrances about Security and Deeds enforcement - The Board is in favor of posting signs at the subdivision entrances advising of security patrol and deed enforcement. Eric motioned to direct the committee to develop a proposal for sign language and submit it to the board for final approval with the project cost not to exceed \$1,000. John seconded and the motion passed unanimously.
- b) DVCA Parking Policy - The Committee will talk to SEAL about putting stickers on cars that are parked on the streets illegally. The Committee will provide additional information at a future meeting.
- c) DVCA Disturbing the Peace policy - The Board doesn't see a need for a policy that would be any different from existing county laws.
- d) Commercial Vehicle Signage by County - Brent motioned to direct the Committee to develop a proposal for how to handle the parking of commercial vehicles in the subdivision. Geri seconded and the motion passed 8 to 1.
- e) The committee advised that there has been an increase in vandalism and criminal activity in the subdivision and encouraged victims to file reports with HCSO.

F. Deeds Committee

- a) Status Report - the Committee is working to finalize the hierarchy of violations and actions.
- b) Spring Clean-up Letters - The letters are in the process of being mailed to all residents.
- c) Additional computer - The Committee recommended that the office get a second computer for use by the assistant office manager.

G. Financial Services Committee

- a) Status report - Collections stand at approximately 80%, slightly above the collection rate for 2018. All 2017 payment plans have been completed. Four 2018 payment plans are delinquent and being worked. Nine payment plans have been requested for 2019.

H. Swim Pool Committee

2019 Swim Season - the Committee is doing their pre-season walk through to identify items that need to be addressed before the swim season begins.

VIII. OLD BUSINESS

- A. Perimeter Fence Subcommittee update - a proposal is in progress and is planned to be presented at the June Board Meeting.

IX. NEW BUSINESS

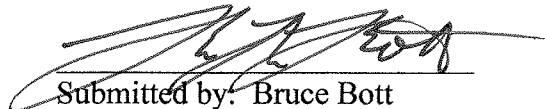
- A. Proposal to begin charging \$15 for issuance of second facility access key card - after discussion, the Board does not support charging a fee for a second access key card. It does support charging to replace a lost card.
- B. Fence Variance/Policy - after review and discussion, Eric motioned to accept the fence variance policy with the modifications suggested by the Board. Louis seconded and the motion passed 8 to 1.

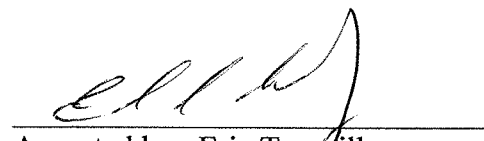
X. EXECUTIVE SESSION

At 8:58 PM Eric made a motion to go into Executive Session to discuss deeds issues. Chris seconded, and the motion passed unanimously. The session ended at 10:21 PM.

XI. ADJORNMENT

Eric motioned to adjourn the meeting. Brent seconded, and the motion passed unanimously. Eric called the meeting adjourned at 10:21 PM.


Submitted by: Bruce Bott
DVCA Secretary


Accepted by: Eric Toureilles
DVCA President