

Deerfield Village Community Association
REGULAR BOARD MEETING
MONDAY January 24, 2022
7:00 PM

The regular meeting of the Board of Trustees of the Deerfield Village Community Association was held at the community center. President Eric Toureilles called the meeting to order at 7:00 PM.

Trustees in attendance were Eric Toureilles (President), Brent Burris (Vice-President) Gerry Hilliard (Secretary), Terry Gray (Treasurer), Hak Dickenson, Jim Hunt, and John Murphy. Absent was John Devine. Eric Toureilles has the proxy of John Devine.

1. **DETERMINATION OF QUORUM** (6 required)

Eric determined that a quorum was present with those members attending.

2. **APPROVAL OF MINUTES**

After review of the November 22, 2021 regular board meeting minutes, Terry Gray motioned to approve the minutes as submitted by Gerry Hilliard. The motioned was seconded by Brent Burris and passed unanimously.

3. **RESIDENTIAL INQUIRIES**

It was mentioned that there had not been a reply to the email sent to Mr. Reyes. However, Mr. Reyes, his wife and Mr. Reyes's brother (Art) were Present. Art Reyes addressed the board and contested his and his brother's suspension from all use of DVCA facilities for 61 days. Eric commented that if the from-to date added up to 61 days vs 60 days, that his access will be returned on the 60th day. In addition, Art Reyes stated that Eric Toureilles actions did not follow the by-laws of DVCA and that no action was taken against the Ladies Tennis League or Mark Tinne for their violations of time availability of the use of the tennis courts. These allegations came from Art Reyes, who is not a Member of the Association, therefore no action was taken. Art Reyes was told that his use of courts was denied as he as a tenant of a Deerfield residence has no rights to facilities unless the owner of the residence waives his rights and assigns them to the tenant. Mr. Jon Reyes signed the release on the spot.

4. **PRESIDENT'S REPORT**

The pipeline work on the sidewalks and lighting is not completed. Contractors are moving very slowly. We have recommended that sod be laid along the new sidewalks. There has been a total lack of communication between the contractors. There are sinkholes in some of the pipeline area.

Phase II of the perimeter fencing concerning the Patio Homes area will begin negotiations. Those homeowners will be contacted to set a time of a meeting.

5. **TREASURER'S REPORT**

Terry Gray referred to Bill Lessels on his report.

6. **MANAGER'S REPORT**

There were (5) AAs submitted, (1) SAYOR cards issued, and (35) new pay plans for January. The office is having problems with receiving emails but hopefully with new server all will be corrected.

7. **STANDING COMMITTEE REPORTS** (Including Funding Requests and Board Authorizations)

A. Landscape Committee:

Tom is the new Landscape Committee Chairman. A proposal was made that the entire budgeted funds for 2022 for landscaping be fully released as of this time. A motion to approve the full release of funds was made by John Murphy and seconded by Terry Gray. The motion was passed unanimously.

Committee is considering option for the cleaning of the brick walls along Clay Road. A list of the new officers of the Landscape Committee were submitted. John Murphy made a motion to approve the submitted officers and Eric Tourelles seconded the motion. The motion passed unanimously.

B. Deeds Committee

Guidelines are in the last stage of 58 pages to be submitted to board. Hopefully will be submitted at February's board meeting.

C. Recreation Committee

No report. Roger Wilson is stepping down a committee chairman.

D. Tennis

The benches at the tennis courts were repaired by the Men's Group. Texas Christian High School students are now practicing at our courts. (4) new windscreens have been installed at the courts. No major expenses for the courts are expected for the next 2 to 3 years.

E. Security Committee

The committee needs new officers. 2021 was a good year overall as to security issues.

F. Community Services Committee

No report.

G. Financial Services Committee

40% of the 2022 assessment has been collected. Of the 2021 assessments there had been 39 pay plans. There are only 4 plans left and 2 are in good standing and 2 are in arrears. There were 7 referrals at the association's attorney and one paid-off this month.

H. Swimming Pool

No report. A proposal was submitted to approve the purchase of a defibrillator for the pool area. A motion was made by Eric Toureilles to approve the purchase and seconded by Brent Burris. The was passed unanimously.

I. Fence Committee

Two truckloads of Trex fence are on the way for a February delivery. The balance of all material will be delivered by the end of March.

J. Election Committee

The committee met on December 13th, and they took steps to organize for the election, including procuring a new election box, and updates to the website. Decision was made to replate Eric Toureilles with Kristine Spiller as Member and put Jason Nace as Vice Chair.

8. OLD BUSINESS

DVCA's attorney submitted to the board an amendment to the by-laws regarding resident suspensions. The amendments were discussed then a motion was made by John Murphy to adopt the amendment and seconded by Terry Gray. The amendment was adopted unanimously.

9. NEW BUSINESS

No New Business.

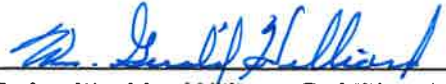
11. EXECUTIVE SESSION

The monthly general meeting was adjourned at 8:51pm to go into Executive Session to discuss a Deeds Settlement Agreement. Motion made by Eric Toureilles and seconded by John Murphy with unanimous approval. We exited executive session at 9:08PM.

A motion was made to approve the settlement agreement by Hak Dickerson and seconded by Brent Burris. The revised settlement was approved unanimously.

12 **ADJOURNMENT**

A Motion to adjourn was made at 9:10PM by Eric Toureilles, and seconded by Jim Hunt. Motion was passed unanimously.

A handwritten signature in blue ink, appearing to read "W. G. Hilliard", written over a horizontal line.

Submitted by William G. Hilliard
DVCA Secretary

A handwritten signature in blue ink, appearing to read "Eric Toureilles", written over a horizontal line.

Accepted by: Eric Toureilles
DVCA President