

**FALL CREEK HOMEOWNERS ASSOCIATION, INC.**

**BOARD OF DIRECTORS**

**OPEN SESSION MEETING MINUTES**

**APRIL 9, 2019**

**A meeting of the Board of Directors for Fall Creek Homeowners Association, Inc. was held on Tuesday, April 9, 2019 at 6:33 p.m. at the Fall Creek Information Center located at 7930 Fall Creek Bend, Humble, TX 77396 pursuant to documents.**

**Board Members Present**

Tom Jackson, President  
Jennifer Grillo, Vice President  
Stephen Kradjian, Treasurer  
Emily Trevino, Secretary  
Robert Meaney, Assistant Treasurer & Secretary

**Management Present**

Rebecca Atkinson, Community Manager  
Sydnie McGuire, Community Manager  
Jennifer Murillo, Clubhouse Director

**OPEN SESSION**

**CALL TO ORDER:**

A quorum was established and President Tom Jackson called open session to order at 6:33 PM

**APPROVAL OF PREVIOUS MEETING MINUTES:**

The Board approved February and March 2019 meeting minutes with no edits.

**HOMEOWNER CONCERNS / REQUESTS:**

Seven (7) Homeowners were present.

One homeowner expressed safety concerns with the Board.

One homeowner presented information about HISD School Board elections.

Two homeowners requested a farmer's market for the community. The Board requested a proposal to be presented by the next meeting.

Boyscout Troop 1922 requested a donation in the amount of \$6,600.00 for holiday flag installations

1. Motion – Stephen Kradjian
2. Second – Robert Meaney
3. All in favor

**COMMITTEE REPORTS**

**Treasurer's Report**

The association is 93% collected for this year's assessments. In addition, Serrano Creek is 95% collected and Fairway Crossing is 92%.

**Landscape**

Carol Deeb presented on behalf of the committee. She presented information about butterfly gardens and potential locations.

**Crime Watch**

Karma Punwasi presented on behalf of the committee. She discussed the incident report, sex offender verification process, block parties, and the meet and greet events. The Board has requested the sergeant's attendance at the next meeting.

### **Social**

Jennifer Grillo presented on behalf of the committee. The Easter event, Garden Party, Music in May, and future Meet and Greet were discussed.

### **Parks & Trails**

Emily Trevino presented on behalf of the committee. Water survey is complete and they are awaiting the report. Next steps for the retail connections and P-166 were discussed. Ideas for future projects were discussed.

### **P-133**

Tom Jackson presented on behalf of the committee. He discussed potential future areas for repair in conjunction with WCID 96.

### **Marketing**

The Board unanimously approved utilizing True Source Technology in the amount of \$19,950 to create the new website.

Robert Meany requested a budget for free-lance photography for the Site. This was approved unanimously not to exceed \$3,000.

### **Pool**

Sydnie McGuire presented on behalf of the committee. She discussed current projects and their progress to be ready for the commencement of pool season.

Request was made for funding to treat the splash pad for rust and repaint. The Board unanimously approved this project so long as it did not exceed \$3,000.00 and included valve repairs.

### **NEW BUSINESS**

A proposal from Earthcare for additional landscape coverage was presented in the amount of \$25,200.00

- i. Motion: Stephen Kradjian
- ii. Second: Tom Jackson
- iii. All in favor

A proposal from Earthcare for irrigation repairs was presented in the amount of \$7,309.48

- i. Motion: Stephen Kradjian
- ii. Second: Robert Meaney
- iii. All in favor

A proposal from Aquatic Advisors for leak remediation at the Pool 2 spa was presented in the amount of \$2,450.00. This was tabled pending the leak detection report.

A proposal from a sheriff's deputy for off-duty additional coverage was presented in the amount of \$40.00/hour plus \$300.00/month. This proposal was denied due to the Board wanting to have further discussions with the MUD and sergeant prior to consideration.

A request from JC Sports was made to host an informational meeting about their new soccer club at the clubhouse pro gratis. The Board approved this request unanimously.

**Next Board Meeting scheduled for May 14, 2019 at 6:30pm at the Clubhouse at Fall Creek.**

**Adjournment**

With no further business to discuss, the meeting was adjourned at 8:38 P.M.

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Emily Trevino, Secretary