

**FALL CREEK HOMEOWNERS' ASSOCIATION, INC.**

**BOARD OF DIRECTORS  
OPEN SESSION MEETING MINUTES**

**October 11, 2022**

**A meeting of the Board of Directors for Fall Creek Homeowners Association, Inc. was held on October 11, 2022, at 6:30 p.m. at the Fall Creek Information Center located at 7930 Fall Creek Bend, Humble, TX 77396 pursuant to documents.**

**Board Members Present**

Jennifer Grillo - President  
Steven Fipke – Treasurer  
Miracle Semien – Secretary  
Mark Hoesel – Asst. Secretary / Asst. Treasurer

**Management Present**

Rebecca Atkinson - Client Relations Manager  
Jennifer Dubois – Community Manager

**OPEN SESSION**

**CALL TO ORDER**

A quorum was established, and Steven Fipke called the Open Session of the Meeting to order at 6:42 p.m.

**HOMEOWNER CONCERNS/REQUESTS**

Four (4) homeowner(s) present. Topics of discussion included Estate Sales within the Community and advertising at Community Events.

**COMMITTEE REPORTS**

**CRIME WATCH**

Cynthia Putnum presented statistics for the Committee September 2022 with the HCSO Sgt. Ashworth and Deputy Holmes.

**LANDSCAPE**

Carol Deeb presented for the Committee. She provided feedback from the recent National Night Out event within the Community. Also discussed, was the potential butterfly gardens within the community and the next steps. Rebecca Atkinson requested that Carol speak with the committee and come back in November with a plan for the garden to include specific location, Seed Vs. potted plants, what the Committee would do and what the Committee would need from the Association as well as a timeline this would need to be completed and preferred budget and scope for the project.

**SOCIAL EVENTS**

Jennifer Grillo presented for the Social Events Committee and provided updates on events to come for the remainder of the year.

**MINUTE APPROVAL**

The Board of Directors reviewed the meeting minutes for the September 2022 Board of Directors meeting. Jennifer Grillo requested an edit to correct her name. The Meeting Minutes were unanimously approved.

**FINANCIAL / BUDGET APPROVAL**

The Board reviewed the Proposed 2023 Budget for the Association and unanimously approved the 2023 Fall Creek Budget. The Budget reflected assessments for Fall Creek HOA at \$1,090 per lot for a total budget of \$2,881,960. The Budget reflected assessments for Fairway Crossing in the amount of \$700 per lot for a total budget of \$94,500. The Budget reflected a 15% increase in assessments for Serrano Creek in the amount of \$1,216 per lot for a total budget \$81,472.

#### **NEW BUSINESS**

The Board reviewed a bid from Fencecrete to repair and rebuild a portion of a wall in the amount of \$11,100. This was unanimously approved.

The Board reviewed bids for the resurfacing and repainting of the Water Feature at Fall Creek Main Pool. The Bid from Aquatic Advisors in the amount of \$8,750 was unanimously approved.

The Board reviewed a bid for an additional water fountain at Serrano Creek's Lake in the amount of \$19,885.87. Due to the Expense and the deficit in budget, the Board would like 25 homes within Serrano Creek to agree to this install prior to making a decision.

The Board reviewed a bid for repainting the Slides at the Water Park in Fall Creek. The vendor recommended repainting the slides white for aesthetic reasons. The Board unanimously approved this bid in the amount of \$29,325 but would like confirmation that the white being used is more of a cream white.

#### **Adjournment**

With no additional business to discuss, the meeting adjourned at 8:41 p.m.