

# GRAND LAKES COMMUNITY ASSOCIATION, Inc.

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Notes of the Open Meeting of the Board of Directors on April 23, 2018

The Grand Lakes Community Association, Inc., held an Open Meeting of the Board of Directors at the Seven Meadows Clubhouse on April 23, 2018.

## **Attending Members of the Board:**

Glenn Gesoff  
Richard Powell  
Dennis Wang

**Absent Members of the Board** - Collins Pier, Carlos Ortiz

**Attending Members of Management:** Andrew Vacek, Erica Morgan, David Orr

## **CALL TO ORDER**

Established quorum and called the meeting to order at 5:41 PM

## **APPROVAL OF AGENDA**

The agenda was approved as presented.

## **FORT BEND COUNTY SHERIFF REVIEW**

Sheriff Tory Nehls gave a review of the crime statistics and talked about ways residents can be vigilant. He assured them that the Sheriff Department is aware of the recent burglary incidents in Grand Lakes and that they have leads and are actively monitoring the community.

**MINUTES:** Minutes from the March 26, 2018 meeting were reviewed.

**Motion:** A motion was made and seconded to approve the Minutes of the March 26, 2018 Board of Directors Meeting as presented. Motion carried.

**FINANCIALS:** Financials for March 2018 were reviewed. Community Manager Vacek presented the report.

**Motion:** A motion was made and seconded to approve the March 2018 Financials as presented. Motion carried.

## **OLD/NEW BUSINESS**

- **Reclaimed Water Irrigation System Conveyance and Services Agreement Update:** No update.
- **Tree Trimming Update:** It was discussed among the Board that the locations for tree pruning have been identified in the cul-de-sacs, dog park, phase 3 trail areas, Phase 2 N Ivy Circle reserve area. In addition, due to the timing and changing in the seasons it will need to be postponed until later this year.
- **Cul-de-sac Iron Fencing Update:** An update was given that approved fencing vendor is tentatively due to begin replacement around the second or third week in May.
- **Putting Green Areas/Replacement Update:** An update was given that approved putting green vendor is tentatively due to begin mid-May, but need to receive 50% deposit for the project.
- **Power Washing Update:** An update was given that approved power washing vendor has been washing various areas identified near the Pool facilities and playgrounds, circle round-about areas, and will continue to wash over the next several weeks.
- **Pool/Tennis Court Access System:** Community Manager Vacek discussed proposals with the Board that have been received. **Motion:** A motion was made and seconded to approve Synergy Fire and Security Solutions to replace and properly install new mag-locks and exit buttons on all pools and tennis court facilities. Motion carried.
- **Wood Fencing Along Sound Wall/Grand Parkway:** The Board discussed options on how to access the issue at hand and requested that PMG send out a letter to residents that have extended their fence cutting off access to the Association Reserve.
- **2018 Pool Contract:** The Board informed the residents that the GHPM will no longer be the pool maintenance company and Aquatico Pool Management will be the new company for the 2018 pool season.

- **Ph 4 Pavilion (near River Pool) Estimates:** The proposals were provided by PMG and the Board discussed options and timing of this type of project with regard to the upcoming pool season.
- **Pending Landscape Estimates:** The Board is reviewing proposals received from IMS and will be getting additional proposals from alternative vendors to compare costs and hope to give direction within the next couple of weeks.

#### **HOMEOWNER DISCUSSION**

- Homeowner inquired on what can be done about mud and leaves along Peek at Spring Walk and along Fry Road.
- Homeowner inquired about and mentioned the guidelines and process to replace fence was something that is complex regarding the requirements and who is responsible.
- Homeowner inquired about current management company as to how long PMG has been managing the Association, why there was a switch in the management company and what the management company does. Voiced an option that the website and events are poor compared to Cross Creek Ranch.
- Homeowner thanked the Board for their efforts in approving the items needing repairs as well as their time and service.
- Homeowner inquired on silt removal on Willow Fork drainage area.
- Homeowner inquired on if the Board would consider changing the meeting time.
- Homeowner asked and inquired if Director Pier was okay as he has been absent at the meetings.

#### **EXECUTIVE SESSION SUMMARY**

The Board reviewed and discussed the Old/New Business topics execution and procedures.

#### **NEXT BOARD MEETING and ADJOURN**

The next board meeting is scheduled for May 21, 2018 at the Seven Meadows clubhouse. With no further business to discuss, a motion was made to adjourn the meeting at 7:05 PM.

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Board Member

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Date