

GRAND LAKES COMMUNITY ASSOCIATION, INC.

Minutes of the Open Meeting of the Board of Directors on July 27, 2020

The Grand Lakes Community Association, Inc., held an Open Meeting of the Board of Directors via Zoom on July 27, 2020.

Attending Members of the Board:

Richard Powell, President
Sid Bagali, Treasurer
Jon Burns, Vice President
Lijuan Wang, Secretary
Dennis Wang, Director

Attending Members of Management:

Ja'Lisa Jorden Community Manager
Erica Morgan Supervising Community Manager

CALL TO ORDER

Established quorum and called the meeting to order at 6:09 p.m.

APPROVAL OF AGENDA

The agenda was approved.

FINANCIALS: Financial Reports for April, May, and June 2020 were presented by Ja'Lisa Jorden to the Board for review.

Motion: A motion was made by Richard Powell and a second was given by Jon Burns to approve the April, May and June 2020 Financial Reports. All were in favor. The motion carried.

OLD/NEW BUSINESS

- **Fence Project** – The MUD has begun the installation of the Brick fence on Fry Road. Progress map has been posted to TownSq for homeowner's access. Wood Fence installation is almost complete and is now running parallel to the bayou on phase 4 and peek road.
- **Lake Maintenance** – fountain near 99 and fry road motor has been replaced.
- **Declaration (CCR) Amendment** – The board advised concerned homeowners of the petition and process. The management company is waiting for verbiage to be submitted from the group of homeowners to be posted alongside the petition to homeowners on TownSq, Grand Lakes Life website, possibly via USPS mail and other social media outlets.

HOMEOWNER DISCUSSION

- Homeowner asked about the maintenance schedule for the pet waste stations throughout the community. Was advised that the landscaper has been notified of this issue and will be addressing this immediately.
- Homeowners requested an update concerning the noise barrier fence from MUD 4 for the lift station. The MUD has agreed to erect a fence to diffuse noise.
- Homeowners were upset about receiving fines regarding unapproved violations and modifications of wood fences throughout the community. The chat section for this discussion is attached.
- Homeowners requested clarification in the difference between alterations and modifications in deed restrictions. The board specified that a repair is the replacement of a (one or two) picket or existing hardware. Any installation and modification would require an acc application to be submitted.

NEXT BOARD MEETING – August 24, 2020.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 7:33 p.m.

Board Member

Date

APPROVED