

PROVIDENCE COMMUNITY ASSOCIATION, INC.

Regular Meeting of the Board of Directors

Tuesday, July 21, 2009

The monthly meeting of the Providence Community Association Board of Directors was held Tuesday, July 21, 2009, at the Providence Clubhouse, located at 9114 Woodleigh Drive; Houston, Texas 77083. Director Huss called the meeting to order at 7:30 PM.

Present: Michael Huss, President
Tommy Armour, Vice President
George Haynes, Secretary
Sandra Weider, Treasurer
Cathy Jensen, SCS Management Services
Bridgett Cummings, SCS Management Services

Absent: John Papendick, Director

Homeowners & Guests: As listed on attached sign-in sheet

HOMEOWNERS & GUESTS TO ADDRESS THE BOARD:

Sgt Scott Soland from the Fort Bend County Sheriff Department was present for a question and answer session. He explained that the patrol division is divided up into three shifts. There is an average of 3 – 5 deputies working District Four during each shift. In addition to the regular patrol there are also “Hot Spot” units that work in the District Four areas with higher crime rates. He stated Providence is one of the safest areas in District Four. Sgt Soland encouraged all residents to participate in neighborhood meetings and events, to get to know their neighbors, and to report all suspicious persons or activities.

A homeowner asked about soliciting in the neighborhood. Sgt Soland stated that anyone could call the Sheriff Department to report soliciting. An officer will come to the neighborhood and look for the solicitor. A citation will be written or the person detained if they are breaking any laws upon arrival; however, soliciting is not against the law and the police cannot enforce deed restrictions.

Another issue brought up was speeding and running stop signs. Sgt Soland suggested going to the Fort Bend County website and fill out the Traffic Complaint Form, which requests a traffic unit be brought into the neighborhood to evaluate. Numerous residents stated they had already done this and received no return contact and no results. He will address this issue with the Sheriff directly to ensure website reports are taken care of. He stated all traffic violation reports should still be directed to the website rather than called in. Other safety issues were brought up regarding signage and road safety. Sgt Soland stated these items should be taken up with the Fort Bend County Road and Bridge Department.

Pet issues were also addressed. Loose dogs should be reported to Fort Bend County Animal Control. If there is a vicious animal then calling both Animal Control and the Sheriff Department may be necessary. Recently passed state laws require all dogs be registered with the County. Details can be looked up in the Texas Penal Code online.

The Board asked for suggestions of future meeting guests. Recommendations made were the new Association attorney, Fort Bend County Road and Bridge Department, County

Commissioner Representative, MUD Representative and Emergency Services Representative. Each guest was afforded the opportunity to address the Board about individual issues. One concern was the appearance of vacant homes for sale. The Board explained that the Association must address the issue with the owner of record, but that an individual person can contact the real estate agent to notify them of poor appearance if desired. Another concern noted was parking on the street. Since streets are county property the Association cannot interfere with parking conflicts.

MINUTES:

The Minutes from the regular monthly Board Meeting held on June 16, 2009 were reviewed. Director Weider made a motion to approve the minutes as written. Director Armour seconded the motion. All were in favor.

LANDSCAPE/IRRIGATION REPORTS:

Director Haynes stated he reported some irrigation issues last month and will follow up to ensure repairs have been made. Suggestions will be taken at the September meeting about which trees should be replaced this fall.

FACILITY REPORTS:

Clubhouse: A repair to the ceiling needs to be made in the Clubhouse. Director Armour will contact a vendor he knows to get an estimate.

Parks/Playground: Re-roofing of the picnic table covers will need to be done. Director Huss will contact someone on the volunteer list to complete.

Pool: Director Huss stated the pool has become safer and more family focused since the influx of non-residents has been handled. He commended the lifeguards for the job they have done in managing the pool. Director Huss suggested giving gifts to the guards that have worked at the pool this year in appreciation for their job well done. The Board agreed to purchase \$25.00 gift cards for the guards and hand them out at the end of the swim season. A resident whose children were previously suspended from the pool anytime parental supervision is not present has requested the suspension be lifted. Director Huss has spoken with the lifeguards about their recent behavior and the Board unanimously agreed to lift the suspension.

Tennis Court: Director Huss reported the fencing has been taken care of.

Crime Watch: Report was given by Sgt Soland under Guests To Address The Board.

TREASURER'S REPORT:

Director Weider advised the Board that the Association has collected 93% of the current year assessments and 97% of the total income budgeted. Expenses incurred are at 57% of that budgeted. All financial information is as of June 30, 2009. The net increase is currently \$75,200.00 and total cash on hand is \$399,000.00. The financial report was approved after a motion from Director Armour and second from Director Haynes. All were in favor.

MANAGEMENT REPORT:

Ms. Cummings advised the Board that the landscaping management contract will expire on October 31. The Board stated they are happy with the current vendor and do not wish to get other bids this year. Ms. Cummings also noted the next step on the collection schedule is to send delinquent accounts to the attorney. This will be done within the week.

Action Item List: The action item list was reviewed. SCS will follow up on the "We Love Our Children" signs.

CAMI: The CAMI was discussed. Director Armour will be getting a proposal from one company that can take care of all items listed. He will report back to the Board on this.

DEED RESTRICTION/ACC REPORT:

Paul Weider reviewed the deed restriction report and expressed concern that items mentioned previously had not been addressed by Management. A detailed report was provided to SCS Management explaining the issues. Ms. Jensen assured the Board that the issue would be taken care of immediately. The Board Referral List was also reviewed. Two violations will be referred to the attorney's office and one other violation will receive another Notice of Non-Compliance with different verbiage.

OLD BUSINESS:

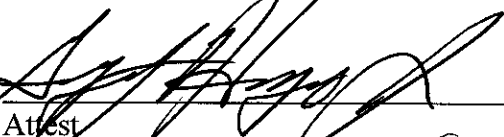
Director Weider stated the Board normally takes one month off from meetings during the summer. The Board agreed to cancel the August meeting. Any pending items needing attention will be discussed via email.

NEW BUSINESS:

The Board expressed their deep appreciation for the work Susan Haynes did in coordinating the 4th of July Parade.

ADJOURNMENT:

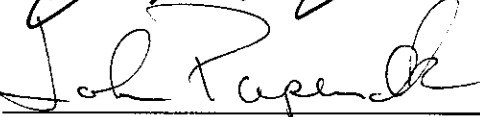
There was no further business to come before the Board and the meeting adjourned at 9:40 PM.



Attest

10-20-2009

Date



Attest

10-20-09

Date