

# Board of Directors Summary Meeting Minutes

Summit Estates at Fischer (SEF)  
Tuesday, August 8, 2023, 9:00 AM  
706 Stars and Stripes  
Fischer, Texas 78623

## **Board Members Present:**

President: William Conrad  
Vice President: Steve Ferrell  
Treasurer: Nancy Carr  
Secretary: Amy Clark (Filling in)  
Member at Large: Lindsey Clark

## **General Membership and Guests Present**

Michael Nolen, SMTX Property Management, LLC  
John Law  
Loy Moe  
Don Fonner  
Rhonda Yanosky

### **1. Call to order and certify quorum**

The Board meeting for the Summit Estates at Fischer (SEF) was called to order at 9:07 AM and quorum was met.

### **2. Ground Rules**

- a. Roberts Rules
- b. Civil and Courteous
- c. One speaker at a time

### **3. Members Comments**

There were no comments from the general membership.

### **4. Old Business**

- a. Considered list of Members delinquent on dues taking action consistent with Deed Restrictions for Section XI for Unit 1, and Deed restrictions Section XI for

Unit 2. Fifteen Members are currently delinquent, most between \$50-\$200. Multiple notices have been sent. Dues are to be paid on January 15, 2024. Account becomes remiss after non-payment of a year or more. In this case William Conrad will place call to Member, inaction may result court action.

Motion made by William Conrad to take court action on delinquent Member accounts.

Motion to approve by Steven Farrell.

2<sup>nd</sup> by Nancy Carr

None opposed.

## **5. Other Business (Moved ahead on agenda)**

- a. A criminal complaint has been issued by a homeowner in regard to a 'peeping tom' as was reported to sheriffs' office. The following were ideas discussed by the Board to help prevent this from happening in the future:
  - i. Support neighborhood watch.
  - ii. Change gate code.
  - iii. Participate in National Night Out program.
  - iv. Note that there are former police residing in our neighborhood.

## **6. New Business**

- a. Conducted a joint workshop between the Board of Directors and the Select Committee on Finance to develop a plan of action to move forward with recommendations from the Select Committee on Finance with community feedback following the Committee's Community outreach. This will be based on their final report analyzing options to manage Association road maintenance and repair, and options to fund Association Infrastructure Management.
  - i. Review of community outreach to date. All surveys indicated roads a priority. The top three choices were asphalt all, asphalt sections, and chipseal all. This is an opinion poll at this point. Two-thirds vote of members needed for assessment to pass.

- ii. Treasury Report: See William Conrad or Nancy Carr for Treasury Report. Financial review of the cost of roads was discussed. See report from Select Committee on Finance.
  
- iii. Neighbors are able to sign up online with SurveyMonkey to view any of six presentations given presenting all road information thus far.
  
- iv. Prioritize items to help us move ahead with the roads based on items such as survey results, cost comparisons, forums, and additional feedback. The Select Committee on Finance has done an excellent job on presenting this information to neighbors.

## **7. Adjourn**

The meeting was adjourned at 11:55 AM.