

INDIGO LAKE ESTATES PROPERTY OWNERS' ASSOCIATION

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF INDIGO LAKE ESTATES PROPERTY OWNERS' ASSOCIATION HELD ON JANUARY 8, 2007 AT 7:00 PM AT NICHOLS SAWMILL ELEMENTARY SCHOOL, MAGNOLIA, TEXAS 77355.

DIRECTORS PRESENT:

Mickey Maywald, President
Frank Little, Vice President
Nigel Payne, Treasurer
Dan Wax, Secretary
Bob Lee, Director of Special Projects

DIRECTORS ABSENT:

IN ATTENDANCE:

Amy Delaney Wax, Architectural Control Committee
Mark Wordley, Lake Committee
Liz Ayo, Parks Committee
Kayce Wright, Parks Committee
Vickie Maywald, Social Committee
Steve Abare, Neighborhood Watch
Larry Quick, representing Association Management Inc.

CALL TO ORDER:

Due notice having been given and a quorum being present, the meeting was called to order at 7:10 P.M. Secretary Dan Wax presided and the managing agent assisted in recording the minutes.

ADOPTION OF AGENDA

On a motion duly made and seconded, the Agenda was adopted.

CONSIDERATION OF MINUTES

A motion was made by Bob Lee and seconded by Nigel Payne to approve the minutes of the January 8, 2007 Board of Directors meeting. The minutes were approved.

COMMITTEE REPORTS

Garden Committee: no report. Suzanne Campbell requested approval to gently scrub the engraved stones at the entry monuments. All agreed. Larry Quick would inform Suzanne Campbell of the consensus.

Architectural Control Committee: Amy Delaney Wax reviewed the approvals for 10 new projects, including two new homes. One application was incomplete and would need more information. AMI would send appropriate letters.

Parks Committee: Written report is attached. Larry Quick would ask Beal and Associates to repair the picnic table in Dam Park, tighten the climber, tighten the bolts on the climbing wall, and replace the end post in the parking lot. Beal and Associates would

also be asked to repair or replace the wooden beam coming loose at the bottom of the stone walk at the Beach Park Pavilion and repair or replace the nails pulling loose on the wooden playscape at the top of the white slide.

Larry Quick would ask Lawn Ranger to add several inches of course bark mulch to the playground area at Dam Park, Boat Ramp Park, and Dam Park.

Dam Committee: Written report is attached.

Lake Committee:

Mark Wordley would prepare the draft of a letter to be sent to all registered boat owners to update their insurance information. AMI would send the letter and include a copy of the lake rules. AMI would provide a list of complying boat owners on March 31. Boat owners failing to comply with the insurance updates may have their ramp access card revoked.

Trails Committee: no report. The committee has no chair at this time.

Social Committee: no report

Neighborhood Watch Committee: no report. Larry Quick reported that the constables would continue to send time sheets and incident reports to AMI with a copy faxed to Steve Abare for review of incidents.

Larry Quick reported that the Sheriff's Office has not yet provided a patrol proposal, even after numerous reminders and promises. Larry Quick would contact the Sheriff's Office to remind of their pledge to provide traffic patrols on a regular basis.

FINANCIAL REPORT:

Financial Statements: Since AMI was in the process of converting the accounting to new software, the financial report was not available for review.

OLD BUSINESS:

The proposal for a new gate at Beach Park was reviewed. Frank Little would work with Loius Girard to select a design for the wrought iron gate from the Meyer Smith website, or recommend a modification of their design. Live Wire Electric provided an estimate of \$625 to run the electrical power to the site. AT&T completed the installation of the phone connection for \$200. Larry Quick would contact Meyer Smith, Live Wire, and AT&T to provide additional proposals for the installation of a similar gate at the Dam Park. Live Wire would be asked to provide a down light at both gates to improve security. The POA would proceed with the installation of both gates.

Larry Quick would send a letter to the owner of 29011 Diamond Creek Drive to enforce the requirement to start the storage building as directed.

Larry Quick would send a letter to Vanity Homes to immediately remove the incomplete framing at 20310 Country Lake Drive for safety reasons or it would be completed by the POA and charged back to the property account.

Larry Quick would send a letter to the owners at 19102 Indigo Lake Drive to complete the replacement of their barbed wire fence and to resolve the concerns about an unapproved goat pen.

Larry Quick would send a letter to the owners at 19311 Country Lake Drive to complete the removal of the rusty poles and wire in the garden.

NEW BUSINESS:

Larry Quick would ask The Parks Committee to consider replacing the trash containers in the parks.

The Board would continue using the Nichols Sawmill Elementary School as the meeting site.

Larry Quick would arrange for the repair or bulb replacement of the Beach Pavilion inoperative floodlights.

AMI MANAGEMENT REPORT:

A written report was submitted and reviewed.

NEXT SCHEDULED MEETING

The next meeting of the Indigo Lake Estates Property Ownersø Association Board of Directors would be held on February 5, 2007 at Nichols Sawmill Elementary School at 7:00pm.

ADJOURNMENT

There being no further business, the meeting adjourned.

Respectfully submitted: _____
Recording Secretary

Approved:

Chairman

Date