

INDIGO LAKE ESTATES PROPERTY OWNERS' ASSOCIATION

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF INDIGO LAKE ESTATES PROPERTY OWNERS' ASSOCIATION HELD ON MARCH 5, 2007 AT 7:00 PM AT NICHOLS SAWMILL ELEMENTARY SCHOOL, MAGNOLIA, TEXAS 77355.

DIRECTORS PRESENT:

Dan Wax, Secretary
Nigel Payne, Treasurer
Bob Lee, Director of Special Projects

DIRECTORS ABSENT:

Frank Little, Vice President
Mickey Maywald, President

IN ATTENDANCE:

Amy Delaney Wax, Architectural Control Committee
Mark Wordley, Lake Committee
Kayce Wright, Parks 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 February 5, 2007 Board of Directors meeting. The minutes were approved.

COMMITTEE REPORTS

Garden Committee: No report

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Architectural Control Committee: Amy Delaney Wax reviewed the approvals for eight new projects, including three new homes. Two applications were incomplete and would need more information. One was denied. Four were resubmissions. AMI would send appropriate letters.

Parks Committee: Kayce Wright reported that one of the team benches at the baseball diamond needed to be replaced. Larry Quick would contact Beal & Associates for the repair or replacement.

The Parks Committee would select and order new trash containers for the parks.

Larry Quick would ask Lawn Ranger to add several inches of Kiddie Cushion mulch to the playground area at Basketball Park playground area.

The revised bid for miscellaneous repairs in the various parks was approved at a not-to-exceed cost of \$2000. Larry Quick would inform Beal & Associates to proceed.

Dam Committee: Written report was presented.

Larry Quick would ask Lawn Ranger to apply weed killer along the base of the chain link fence at the dam.

Larry Quick would contact Epoxy Design to solicit a cost proposal to seal the joints and inspect some cracks in the spillway walls.

Larry Quick would contact Beal & Associates to install yellow coated chain across the opening in the mineral reserve to restrict vehicles from having access to the dam.

Lake Committee:

AMI was asked to track the move-out information for the community and delete boat ramp access when an owner moved out.

Brent Francheck would be asked to provide a per load bid to deliver and spread broken concrete pieces in the three eroded drainage ditches.

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

Social Committee: No report.

Neighborhood Watch Committee:

Steve Abare reported that the new Yahoo Group for Neighborhood Watch has 30 registered users.

Constables were referred to a loud party in the neighborhood. Constables have begun shooting radar to better control speeders. A section of fence was damaged by an auto accident.

The Commissioners Court would not allow additional stop sign installations as speed control. The community was not permitted to install speed bumps. Steve Abare would request several additional stop signs for intersection safety.

FINANCIAL REPORT:

Financial Statements: The November and December financial statements were tabled to provide time for full review by Treasurer Nigel Payne.

The Washington Mutual Money Market fund would be closed and the balance deposited into the Amegy Bank Reserve account.

OLD BUSINESS:

Larry Quick would contact Tilson Homes (713 802-9887) to have the oversized sign removed on Country Lake Drive.

Larry Quick would contact Slater Enterprises to ask for a revised bid to include galvanized stock for the new gates.

Larry Quick would provide approval notice to Beal & Associates to proceed with the revised park repair requests at a cost of \$1196.75.

NEW BUSINESS:

Phase 1 of the renovation of the Basketball Pavilion building was approved at a revised cost of \$5235. Larry Quick would contact Beal & Associates to proceed.

The bid to install a new concrete swale to stop erosion between the parking lot and the beach was approved at a cost of \$2478. Larry Quick would contact Brent Francheck to proceed.

The complaint about noise from the backyard dirt track was reviewed, but no action taken.

Larry Quick would add a section to future delinquent assessment letters to inform owners that their access to parks and boat ramp would be removed until their account returned to good standing.

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 April 2, 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