

Thunderbird North Community Association
Open Session – July 18, 2018
Quail Valley Country Club
6:30 P.M.

Board Members Present:	Susan Soto	Bill Smith	Carl West
Board Members Absent:	Eyal Nevo		
Management Present:	Samara Drayden		
Homeowners Present:	Per sign in sheet		

This duly noticed meeting was held at the Quail Valley - Golf, Grille & Events 2880 La Quinta Dr, Missouri City, TX 77459 in Fort Bend County. President Susan Soto served as the chair and noted that a quorum of members was present and called the meeting to order at 6:35 P.M.

Homeowners present were briefed on decisions made during Executive Session.

- Collections and deed restrictions were discussed
- A resident's request was reviewed
- Cell phone tower partnership was discussed and the contract will be reviewed by Board
- Abandoned home on Turtle Creek was discussed
- National Night Out was discussed. There is no longer a Social Chair. If Board so chooses, management may coordinate.

External Reports

None.

Minutes

Motion made by Mr. Smith to accept the June 2018 meeting minutes as written. Mr. West seconded. All were in favor and the motion carried.

Financials and Operations

Mrs. Drayden presented the financial report for the period ending June 30, 2018 as well as the amended 2018 year end projection. There was a brief question and answer session regarding the same. The 2019 budget is forthcoming.

Mrs. Soto presented the update from the Merrill Lynch analysis conference call. On average, the investments are earning 3.08%. However, the Association has withdrawn 16% of the reserves. The earnings can not keep up with the withdrawals. At the start of the accounts in 2008, there was \$357,000. Over the past 10 years, \$238,000 has been withdrawn. The balance at the beginning of 2018 was \$246,198.

Old Business

There is still an open position on the Board of Directors.

Mr. Smith informed everyone present that the total pool tag sales for this year is approximately \$2,888.

Mrs. Soto, provided a positive update on the partnership with Skyway Towers. The Missouri City Planning & Zoning Commission APPROVED the tower to be installed in the subdivision. The tower will be disguised as a very tall pine tree.

New Business

None.

Open Forum/Homeowner Concerns

- Suggestion was made to have signs made and placed around subdivision for heavy trash days. Subject was tabled for August meeting.
- Vacant houses, overgrown lawns, and group homes were mentioned and discussed with limitations to preserve homeowners' privacy.
- New pool furniture was complimented.

.There being no further business to discuss, the meeting adjourned at 7:23 p.m.