

# **WATERWOOD IMPROVEMENT ASSOCIATION, INC.**

## ***DIRECTOR'S MEETING***

June 16, 2008

### **CALL TO ORDER**

President Jack Zimmermann called the meeting to order at 9:00 a.m. on Monday, June 16, 2008 at the WIA Office. Jack Zimmermann served as Chairman of the meeting. Other Directors present included: John Charlton, Baldomar Garcia, Ken Hicks, Donnie Marshall, Earl McVay, Pat Nabers, John Shideler, and Pat Willborn. Directors Absent: None. Others present were Mike Burney, Lisa Hayman, Betty Horn, Sollie Jackson, Butch Johnson, Carol McVay, Jane Miller, Joe Moore, Walt Ringler, Kenneth Russell, Lou Salfi, Damon Thomas, Jerry Waples, and Ruth Wiginton.

### **MINUTES PRIOR MEETING**

Director Shideler made a motion to approve the May 19, 2008 minutes. President Zimmermann requested that a number be corrected under the Architectural Control Board report. Motion seconded by Director Garcia. With corrections made, motion was approved.

### **EXECUTIVE VICE PRESIDENT'S REPORT**

Executive Vice President Earl McVay reported that some of the Water Hyacinth is either gone or seems to be leaving.

### **EXECUTIVE DIRECTOR'S REPORT**

Executive Director Joe Moore reported that NRPI has paid their first three of nine monthly installments. He also reported that the new air conditioner has been installed in the WIA office.

### **RESORT REPORT**

No report.

### **ARCHITECTURAL CONTROL BOARD**

Director Baldomar Garcia distributed the monthly ACB report which consisted of the following:

Six (6) first violation notices were mailed out. No (0) second violation notices were mailed out. Six (6) violations were corrected. There were also three (3) verbal contacts and all three (3) have been corrected.

There were six (6) Small Improvement Project Applications approved.

Comments were made concerning placing US and Texas flags on trees. After some discussion, it was agreed that the flags could be placed on trees as long as they are placed on a pole that is secured in an outdoor mounting bracket on the tree.

Questions were also asked about the lack of continued grass cutting of an unimproved lot that has previously been mowed.

### **AUDIT/FINANCIAL**

Director McVay went over the monthly financials and reviewed all of the reports. He reported that the audit is almost complete and informed the board that the new property system is proceeding well and he is confident that it will be in place by the end of the year. Director McVay also requested that the billing for the WNN be done through the WIA office.

## **COMMUNITY COMMUNICATIONS**

Director Shideler reported that the June issue is at the printer and the next feature article in the WNN will be the Old Fashioned July 4<sup>th</sup> Celebration with lots of photos.

## **COMMUNITY SOCIAL EVENTS**

Director Willborn reported that the Old Fashioned July 4<sup>th</sup> Celebration planning is underway. The band is booked and there will be a large tent and fan along with some smaller tents for people to enjoy the festivities. The Waterwood Volunteer Fire Department will be having a BBQ fundraiser. They will be selling BBQ plates for \$7.00 and sandwiches for \$6.50. With the purchase of either of these items, you will receive a chance for the door prize drawings. There will also be a "Bean Jar" where anyone can purchase a chance to win half of the proceeds from the guesses. The winner will be the person that chooses the correct or closest to correct number of beans in the jar. There will also be a \$100 gas card raffle and tickets will be sold that day for \$1.00 each. There will be limited seating, so everyone is encouraged to bring their lawn chairs and coolers.

## **LIAISON TO COUNTY AND STATE GOVERNMENT**

Director Marshall reported that he will be inviting all law enforcement officers in the area to come and enjoy the festivities, along with all the county officials.

## **LIAISON TO EMS & VFD**

Director Marshall did not have a report from the EMS service.

Director Marshall reported that the Fire Department is working on the July 4<sup>th</sup> Celebration and they will be assisting him in the discharging of the fireworks.

## **LIAISON TO SECURITY & MUD**

Director Nabers reported that Security traveled 5,929 miles during the month of May. She also reported there was one (1) incident report for the month. She will continue to work on the automobile possibilities for Security and will bring a proposal back to the board.

Director Nabers reported that MUD is continuing to work on getting the water treatment plant painted and the tax collections are continuing to come in as scheduled. The next MUD meeting is scheduled for Tuesday, June 17, 2008.

## **MAINTENANCE**

Director Charlton reported that burning of the leaf and limb debris dump was completed and now back open. He also made a motion to accept and extend Julius "Shorty" Currie's maintenance contract for one year as presented to the committee. This motion was seconded by Pat Nabers and passed.

## **NOMINATIONS**

Director Hicks reported the he is working on nominations for directors for the 2008-2009 year and the deadline for applications is Friday, August 1, 2008.

## **REAL ESTATE**

Director Hicks reported that according to Matt Landreau and confirmed from Lou Salfi of Anthony Properties, negotiations are continuing.

**UNFINISHED BUSINESS**

WIA Member Walt Ringler informed the board that he is continuing to work on the boat pavilion in the Villas area and will report back to the board.

President Zimmermann briefed the board and those in attendance about the sign and flag pole issue. After giving a history of the signs and contracts, the board entered into an executive session.

At 11:00 am, the board entered into an executive session to discuss legal issues concerning the removal of the signs and flagpoles.

At 12:11 pm, the board reconvened back to the general session. President Zimmermann advised those in attendance that a committee consisting of himself, Earl McVay, John Charlton, and Mike Burney had been appointed to continue negotiations with the Russell family concerning the signs and flagpoles.

**NEW BUSINESS**

None.

There being no further business, a motion was made by Director John Shideler to adjourn the meeting at 12:13 p.m., seconded by Director Ken Hicks, motion carried.

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Date

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President

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Secretary

Verbatim taped minutes are available at the WIA administrative office
Copies of approved and signed minutes are available at the WIA administrative office
Minutes recorded by Lisa Hayman, Assistant Secretary

*{Preliminary Minutes – Until approved at the July 21, 2008 WIA Board Meeting}*