

Meyerland

Meyerland Community Improvement Association Board of Directors Meeting Minutes Thursday September 8, 2022

ATTENDANCE

Board Member Attendance:

Bill Goforth (1)	Yes	Susie Eshet (7)	Absent
Charles Goforth (1)	Yes	Elaine Britt (8N)	Yes
Dr. Emilio Hisse (2)	Yes	Cory Giovanella (8N)	Yes
Gerald Radack (2)	Yes	Keith Dias (8S)	Absent
Jonathan Elton (3)	Yes-Part	Dr. Larry Rose (8W)	Yes
Barbara Kile (3)	Yes	Larry Schwartz (8W)	Yes
Scott Carter (4)	Yes-Part	John-Mark Palandro (10)	Absent
Leslie Waddell (5)	No	Benny Herzog (At-Large)	Yes
Arthur Kay (6)	Yes	Lucy Randel (At-Large)	Yes
Nef Harmouche (7)	Yes	14 Present, 6 Absent, 2 Part	

Staff & Others Present:

- Monique Cordoba and Mindy Vargas.
- Sergeant Johnny Valencia.

CALL TO ORDER

- The meeting was called to order with a quorum of 14 by Elaine Britt at 7:04 p.m. There was a quorum present during the entire business meeting. President Elaine Britt appointed Dr. Larry Rose to serve as Secretary and record the minutes for the meeting.

SECRETARY'S REPORT

- Motion made to approve the corrected August 11, 2022, minutes by Dr. Larry Rose, seconded by Larry Schwartz. Larry Schwartz requested the amended language to read that Sergeant Valencia and Larry Schwartz provided an update as follows: "Continued burglaries of contractor vehicles that are not being locked, please emphasize this to your contractors." The motion passed unanimously.

REPORTS & PRESENTATIONS

- **Administrative**
 - 2022 assessment update by Gerald Radack:
 - Receivables increased due to legal expenses. Collections are close to \$80K in arrears, but most should be collected because MCIA can levy liens when needed.
 - Committees requiring funds to operate in 2023 should submit the amounts to Gerald by October 1, 2022 for approval during the budget hearing process.

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- Dr. Larry Rose asked Gerald if funds were required for MCIA office building needs, would the funds be available? Gerald explained funds would be supplied.
- Charles asked if an emergency fund had been considered, and Gerald explained that funds would be available, and no discussion of a separate emergency budget category was pursued.
- A request from the office staff for \$5,000.00 to improve the office space now that filing cabinets have been removed to create an atmosphere of welcome was offered. Dr. Larry Rose made a motion, seconded by Cory Giovannella, to provide \$5,000.00 for office improvements. The motion passed with no dissent.
- The date for the Annual meeting that will be held in December 2022, according to the Bylaws in effect was not set.
 - Charles Goforth made a motion, seconded by Bill Goforth stating: “Motion to direct the Bylaws Committee in the next Board meeting to make a singular change to amend the bylaws to update the annual meeting to March.” The motion passed.
 - Elaine reminded Board members who wish to re-run for their positions to make their request known to the Nominating Committee, and those Board members interesting in being on the ballot for an Officer position to contact the Nominating Committee and submit their request.
- **Traffic & Safety**
 - Neighborhood night out has been rescheduled to Tuesday, October the 11, 2022 due to Yom Kippur starting on the evening of October 4, 2022.
 - Elaine Britt gave a report that the new dates for the Precinct 5 Constable Patrol contract are October 1, 2022, to September 30, 2023; the costs will increase approximately 2.5%. The budgeted amount will be referred for approval by the Board during the annual assessment discussion, but the timing of the new contract will create issues with the budgeting process.
 - Sergeant Valencia and Larry Schwartz provided a Security report, the contents of which are included in the material posted in a separate email sent to members of the MCIA Board of Directors and attached.
 - Speed humps have been placed for bid and timing for installation will be reported once available.
- **Appeals**
 - Construction Appeals for 51XX Birdwood regarding a turnaround area of concrete was the basis of the appeal by the homeowner. The home is close to Lovett Elementary, and the homeowner is impacted by the daily school drop off/pick-up line.
- **S. Rice and Chimney Rock Bridges**
 - Arthur Kay reported that the bridge lighting information is being gathered and no final decisions have been reached. If Meyerland wants additional lighting utilizing the mounts that have been constructed, the lighting will be an expense to Meyerland (and possibly surrounding community on the Chimney Rock bridge).
- **Review and Control Committee (RCC)/Architectural Review Committee (ACC)**
 - The new Committee Chair is Paul Ostrin. Jasmine introduced Paul to the MCIA Board, and Paul was welcomed as the newly elected Chair of the RCC/ACC.

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- Deed Restriction Compliance Committee
 - Trees over the lot line update. The DRCC held a meeting and the issue regarding a neighbor's tree damaging adjacent homes was discussed and the committee recommended MICA remain out of neighbor-to-neighbor disputes. Though MICA *could* get involved in such disputes, MICA has typically stayed out of these disputes.
 - Dr. Emilio Hisse made a motion, seconded by Charles Goforth, to create an *ad hoc* committee to study the neighbor-to-neighbor tree issue. The motion was not passed by the Board.
- **Landscape Committee**
 - Irrigation and landscaping funding. Charles Goforth motioned, and Bill Goforth seconded, that MICA provide funding of no more than \$98,000 for irrigation infrastructure for North Braeswood, South Braeswood, and Hillcroft Avenue. The motion was approved by the Board.

CLOSED SESSION

- Dr. Larry Rose made a motion to enter closed session, and the motion was seconded by Larry Schwartz.
 - Property issues and appeals were discussed, and the Board recommended further actions and voted on the appeal.
 - At the conclusion of the closed session, Dr. Larry Rose motioned to move into the open session, motion seconded by Larry Schwartz.

NEXT MEETING DATE

- Next monthly Board meeting is scheduled for **Thursday, October 13, 2022, at 7:00 pm.**

ADJOURNMENT

- A motion to adjourn was made by Dr. Larry Rose and was seconded by Larry Schwartz; the motion passed. The meeting adjourned at 10:26 pm.

Approved by the Board on October 20, 2022.