

Meyerland

Meyerland Community Improvement Association Board of Directors Meeting Minutes Thursday, December 12, 2024

ATTENDANCE

Adam Miller (1)	Absent	Faisal Bhutto (7)	Absent
Julie Stirneman (1)	Present	Cory Giovanella (8N)	Present
Dr. Emilio Hisse (2)	Present	Erez Shabtay (8N)	Absent
Elaine Britt (Ex Officio)	Absent	Katherine Mack (8S)	Present
David Schwartz (3)	Present	Anita Mattis (8S)	Present
Scot Carter (4)	Absent	Dr. Larry Rose (8W)	Present
Sherry Hibbert (5)	Present	Ed Kisluk (8W)	Present
Susi Atri (5)	Absent	Jill Atmar (10)	Present
Mohinder Thapar (6)	Absent	Marcus Litofsky (10)	Present
Dr. Stanford Shoss (6)	Present	Benny Herzog (At-large)	Present
Angela Song (7)	Present	Gerald Radack (At-large)	Present

Staff & Others Present:

- Monique Cordoba, Mindy Vargas, and Sara García-Vanegas

CALL TO ORDER

- Sherry Hibbert called the meeting to order at 7:04 pm.

OPEN SESSION

- Visitors were invited to address the Board, and one chose to do so.

SECRETARY'S REPORT

- A motion was made, seconded, and passed to approve the November 14, 2024 minutes as written.

REPORTS & PRESENTATIONS

- Administrative
 - The 2025 Committee assignments were posted, and a motion was made, seconded and approved to accept the 2025 Committee assignments as presented.
 - Gerald Radack presented the financial report for the period ending October 31, 2024. Gerald explained that some of the legal expenses will be expected to be recaptured in the form of monies to be collected from property actions. Gerald explained the maintenance assessments cannot be raised more than the CPI of 2.7%. A motion was made, seconded and approved to increase the 2025 maintenance assessment by 2.7%. Gerald explained the Harris County Contract Deputy Program security assessment would

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be increased to \$306.40 per lot, and a motion was made, seconded and approved to set the 2025 security assessment at \$306.40. Because the 2025 budget has not been set, a motion was made, seconded and approved to fund the January 1, 2025 to March 31, 2025 expenditures based on 25% of the 2024 budget.

- Policy Committee: Cory reported on April 11, 2024 the Board approved a Fine Policy for non-compliance actions. Cory explained that prior to Fine Policy, it took approximately 202 days for compliance, however following the institution of the Fine Policy, violations are cleared in 37 days.

- Appeals

- Property Appeal: 51XX Braesheather (tree lights)
- Property Appeal: 47XX Jason (hardscape)

NEW BUSINESS- Monique reported there are problems in the front office regarding plumbing as well as the HVAC system. Monique will solicit bids for the repairs and forward them to the Executive Committee. A motion was made, seconded and approved that those bids be reviewed by the Executive Committee, which will then send recommendations for approval to the Board for a vote.

CLOSED SESSION

- Property Issues

- A motion was made, seconded, and passed to enter a closed session to discuss property and HR issues.
- While in closed session, the board discussed property and HR concerns and will proceed with additional actions as appropriate.
- Upon conclusion of the closed session, a motion was made, seconded, and approved to resume the open session.

NEXT MEETING DATE

- The next monthly meeting is scheduled for **Thursday, January 16, 2025**, at 7:00 pm via Zoom and in person at the JCC, second floor.

ADJOURNMENT

- The meeting was adjourned at 9:26 pm.