

NEWPOINT ESTATES HOMEOWNERS ASSOCIATION, INC.

Property Owner's Annual Meeting

November 21, 2013

The annual meeting of the property owners of Newpoint Estates Homeowners Association, Inc. was held at the Teal Run Clubhouse on 4703 Teal Bend, Fresno, TX. The meeting was called to order at 7:15 PM. A quorum of property owners was present at the meeting. The following Directors were also present: Dwayne Picou, Cindy Forney, Brenda West, Clint Summers, Margaret Qualls and Adrian Matteucci.

Welcome and Introductions

The property owners were welcomed to the meeting and each property owner was introduced by name and property address.

City of Missouri City Representatives

Several City council members and department heads attended the Meeting. A report was given on recycling by the City which is to start on January 1st. A property owner noted that the trash pick up quality had diminished since the City took over the service. There was a question and answer session with the officials, and then they left the meeting.

Update on Developments in the Subdivision

Several Board members gave updates on developments within the Subdivision this year. The topics specifically discussed were:

Apartment project at entrance was cancelled.

Deed Restriction procedures were discussed.

The wild hog problem and the steps taken to remove them was discussed. Several questions were asked from property owners.

Financial Report

Financial information for the periods ended December 2012 and October 31, 2013 were distributed to the property owners. The announcement was made that the dues were increasing to \$345.00 for 2014 to meet increased operating costs. Questions were taken from the floor regarding the Statements.

Election of Directors

The terms of directors Dwayne Picou and Margaret Qualls expire on December 31, 2013. An election was held to fill these positions. Nominations were taken from the floor. The only nominations were Dwayne Picou and Margaret Qualls. A voice vote was held and the ayes won. They will each serve a three-year term beginning January

1, 2014.

Adjourned

There being no further business to come before the Property Owners Annual Meeting, the meeting was adjourned.