

NEWPOINT ESTATES HOMEOWNERS ASSOCIATION, INC.

Regular Board of Directors Meeting

April 14, 2014

A regular board meeting of the Newpoint Estates Homeowners Association, Inc. was held at 2010 Darby Lane. The meeting was called to order at 6:40 PM. Directors present were: Dwayne Picou, Brenda West, Adrian Matteucci, Margaret Qualls, Clint Summers and Cindy Forney, representing a quorum.

Missouri City Police Report

Missouri City police officer Alvarez presented a detailed report showing no crime or incidents in the subdivision for the previous month. They responded to a couple of alarms, but no consequences.

Approval of Minutes

Minutes of the previous meeting on March 10, 2014 were reviewed, corrected and unanimously approved.

Financial Report

Financial information for the period ended March 31, 2014, was presented, reviewed and approved.

Deed Restriction Violations

The following property owners are in violation of deed restrictions. The Board reviewed, noted any progress and took further action where appropriate.

In Progress:

QQ - Entrance gate fixture still in need of repair

VV - Temporary fence removal; on property line; Decorative fence needed 80 feet from front of property ACTION: Send picture

II - Fence repair/replacement – property owner responded. Paid legal invoice from Attorney. Will suggest larger, deeper footing for fence

EE- Delinquent fees and assessments – Will send a letter from Attorney.

AF – Trash removal needed

D – Removal of logs needed

A – Unapproved fence

AE – Trash removal needed

Liens and Lawsuits

HH - Fence repair/replacement. Information presented that Wells Fargo foreclosure was overturned in a legal proceeding. Will send letter to HH.

V – Approval of fence pending status of damage to adjacent lot

Environmental Issues

The following environmental issues have not been resolved. The issues were reviewed and progress noted.

None currently.

Old Business

AG - Outbuilding variance needed from neighbor

Q - Fence Extension. ACTION: Extend fence on left side of property

Appointed Dale Qualls as a director to complete the term currently held by Shayne Beavans. Margaret Qualls will verify.

New Business

1. Will update building guidelines at next meeting.
Discussed Fence Column Guidelines – Cement footing ½ depth if height and an appropriate width
2. Agreed to oppose project on Post Oak for same reasons as before.
3. Tell John Walker to stop trimming Crepe Myrtles at entrance.
4. **PP** – Approval of fencing and gate

Adjourned

There being no further business to come before the Board of Directors, the meeting was adjourned at 9:08 PM.