

NEWPOINT ESTATES HOMEOWNERS ASSOCIATION, INC

Regular Board of Directors Meeting

April 9, 2018

A regular board meeting of the Newpoint Estates Homeowners Association, Inc. was held at 5110 Newpoint Drive. The meeting was called to order at 6:45 pm. Directors in attendance were: Tom Pierson, Cindy Forney, Barry Brazil, Joe Deleon, Adrian Matteucci, Robin Nalley, and Shawn Minooe, representing a quorum.

Guests included: AK, present to discuss the possibility of dividing a lot 6 Section 3, Darby Lane.

Missouri City Police Report

Officers K Griffith and John Nuckols were present. No events were reported other than a field investigation, security checks and a citizen assist.

New Business

AM recused himself from the following discussion. AK proposed buying Lot 6 Section 3 (Darby Lane) and dividing the property into two approximately equally sized lots. With her proposal, only the front lot would have street frontage. The two lots would share a driveway with an established appurtenant easement. An alternative option will be suggested to the buyer(s) to re-plat the lot making the rear lot a "flag lot" with its own designated driveway to the street. The front lot would maintain a separate driveway. Board approved dividing the lot. After the discussion and vote AM returned to the meeting.

Financial Report

Financials were verbally presented.

Standing committees

Enforcement- JJ - Building deposit has not been paid. Will be contacted regarding deposit again.

AF – Suggestion made to hire company to remove building debris from the lot and bill the owners.

L – Will make the homeowners offer to settle issue for \$1000.00 plus attorney fees.

Environmental – TDoT has referred the issue of adding a designated turning lane at the Darby Lane / Hwy 6 intersection to a consultant for review.

Security Cameras are all functional, no issues.

Social/Community – None

Old Business

None

Additional New Business

AE - proposal to enlarge the parking area of their drive was approved conditionally upon review of detailed site and drainage plans and with the maintenance of any old growth trees in the affected area.

Bids will be taken from landscaping companies to replace the current vendor.

Briggs Tract – Adrian to add comments

Adjourned

There being no further business to come before the Board of Directors, the meeting was adjourned at 9:45 pm.