

**REGULAR MEETING OF THE BOARD OF DIRECTORS
OF THE
FOX RUN MAINTENANCE ASSOCIATION
GENERAL SESSION**

STATE OF TEXAS:
COUNTY OF MONTGOMERY:

The Board of Directors of the Fox Run Maintenance Association met in a regular meeting of the Board of Directors on Monday, July 11, 2022, immediately following the Recalled Annual Meeting, at the Association's Meeting Room located at 29214 Fox Run Blvd.

Present: Director Mr. Roger Fleming, President
Director Melvin Stewart, Vice President
Director Phyllis Schmelter, Secretary
Director Les Gourley
Director Melvin Willcockson

Also present was Eileen Ferris of Consolidated Management Services.

Mr. Fleming called the meeting to order. Mr. Willcockson called for a motion to approve the prior minutes of the meetings, Ms. Schmelter seconded, and all approved.

Ms. Ferris then presented the financial and management reports for the Association. Mr. Willcockson motioned to accept the reports, seconded by Ms. Schmelter and carried.

Ms. Ferris approved 3 ACC Applications for June 2022.

COMMITTEE REPORTS

SECURITY- Officer Bratton was present for the meeting and presented the Security report. He advised Officer Moody will be on leave for a year. Two Deputies will be assigned to patrol, along with Officer Bratton at no additional cost to the Association. He assured the Board the Toddler Park is being monitored during the evenings.

EVENTS- Ms. Schmelter announced the Summer Splash Bash pool party had approximately 125 guests. National Night Out will be held on October 4, 2022 from 6-8pm. The Christmas Party will take place on December 10, 2022. The time has yet to be determined.

YARD OF THE MONTH- Yard of the Month postponed.

TODDLER PARK- Mr. Gourley advised Fox Run is still waiting for delivery and installation of the last four ADA ramps. All of the padding has been secured.

POOL- Mr. Stewart noted the Board will consider adding more shades and install drains after the pool closes for the season. The new water fountain purchase was approved by The Board for \$443.30. They then reviewed a bid to install it for \$209.00 by Silverado Services. Mr. Fleming motioned to accept the bid, Mr. Gourley seconded, provided they add a ball valve and the final amount not to exceed \$300.00.

The Board then reviewed a bid from Silverado Services to repair the AC leak in the Clubhouse ceiling. They agreed more bids will be necessary before making a final decision.

The Board placed the liquid chlorinator bid on hold until a few concerns are addressed with Blue Water Pool Company. As the Board awaits a bid to add a timer to the splash pad, they agreed to shut it down every night for a week.

GROUNDS- Mr. Fleming advised the plants that have perished from the extreme heat will be replaced when the weather cools down. The sprinkler system schedule has been increased.

WEBSITE- No updates to report.

. The Board opened the floor for a Q&A session with twelve guests present. After a request to allow senior swim only, the Board agreed unanimously to implement the new schedule as follows: Tuesday and Thursday- Toddler and Senior Swim 10am-1pm, and Wednesday- Senior Swim- 10am-1pm.

Another requested to allow homeowners into the Association's events without having a pool card. Mr. Gourley motioned to allow them into the

events, seconded by Mr. Fleming and carried.

There being no further business, the Regular Meeting adjourned to the Executive Session at 8:40 pm.

EXECUTIVE SESSION- All of the Board members were present with Ms. Ferris. Each Director signed Clarification of Director forms. The Board then reviewed the updated Legal Status Report. Ms. Ferris presented eight properties to send to collections, Mr. Gourley motioned to refer them, seconded by Mr. Stewart and carried. Mr. Fleming abstained.

There being no further business, Executive Session adjourned at 9:30 pm. The Recalled Annual Meeting will resume on August 8, 2022 at the Clubhouse at 7pm.