

**WHITE OAK LANDING, Section III C.A.I.  
BOARD OF DIRECTORS MEETING MINUTES  
March 23, 2017**

**A meeting of the Board of Directors of White Oak Landing was held on Thursday, March, 23, 2017 at 6:30pm located at Starbucks 10665 Huffmeister Rd. Houston, TX 77065**

**CALL TO ORDER:**

A quorum was established and the Presiding Board President Ken Easterling called the meeting to order at 6:34.p.m.

**PRESENT**

Ken Easterling  
Garrett Long  
David Stouffer  
Jon Alksne  
Fritz Lang

Severn Trent Management Services was represented by the Managing Agent Melissa Klak

**GUEST**

N/A

**HOMEOWNER OPEN FORUM** – No homeowners in attendance

**APPROVAL OF MINUTES**

Board of Directors Meeting held on February 23, 2017 were reviewed and approved

**TREASURER'S REPORT**

Reviewed Financial Report for February 28, 2017

**OLD BUSINESS**

- a) Board discussed and approved the proposal from East Texas Fence & Iron in the amount of \$20,925 for labor only, to remove and install an eight (8) foot concrete fence surrounding the park. The Board denied the additional \$3,150 sealant expense.
- b) Board reviewed both proposals provided by Cresco Concrete Products for the eight (8) foot concrete fence surrounding the park.
  1. Pebble Color - \$24,138 – Approved
  2. Natural Gray - \$23,119 – Denied
- c) Board unanimously approved the proposal from East Texas Fence & Iron in the amount of \$595 for parking lot striping at the parking lot at the pool.
- d) Board ratified approval by Aquatic Management of Houston for installation of the wading pool motor in the amount of \$658.16

**NEW BUSINESS**

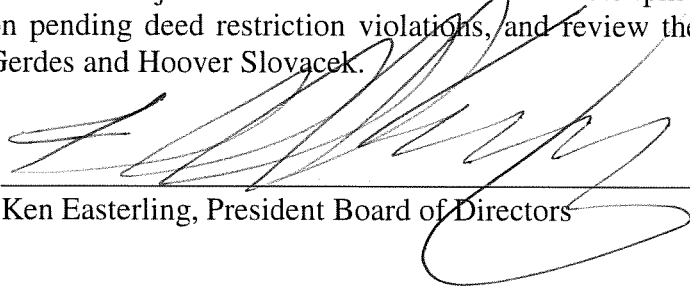
- a) The Board reviewed proposal by McKenna Construction for park pavilion light replacements, which utilizes led lighting with vandal resistant fixtures in the amount of \$1,265 for six (6) fixtures. The Board approved proposal, conditional that a photo of the light fixture is sent to the Board; however the additional \$285 expense for replacement of the flood light fixture on the back of the building was denied.
- b) Board reviewed and approved Mosquito Control Agreement provided by Cypress Creek Mosquito Control, Inc. Contractor shall perform application once every week commencing the week of April 1, 2017 and ending on October 20, 2017 at \$39 per application visit.
- c) Mrs. Klak provided the Board with renewal rates from Startex Energy.
  - 1. 12 Months – 3.95 cents/kwh
  - 2. 24 Months – 3.89 cents/kwh
  - 3. 36 Months – 3.82 cents/kwh
  - 4. 48 Months – 3.79 cents/kwh

President Mr. Kenneth Easterling motioned to approve the 12 month contract. Another motion was made by Mr. Garret Long to approve the 24 month contract, motion carried.

- d) Mr. Fritz Lang requested that the Board solicit bids for the 2018 budget for replacement of the Marquee. Additionally, some repairs may need to be done immediately to secure. Mrs. Klak confirmed that management will begin obtaining bids.
- e) Board reviewed provided compliance report for the month of March 2017
- f) Board reviewed ARC Report

It was announced that the next Board of Directors meeting would be held on Thursday, April 27, 2017 at 6:30 p.m. to be held at the Park Pavilion.

The Board adjourned into Executive Session at 7:54pm to discuss delinquencies, provide direction on pending deed restriction violations, and review the legal update supplied by Sears Bennett Gerdes and Hoover Slovaček.

  
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Ken Easterling, President Board of Directors

4/27/16  
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Date