

**Cypresswood Community Association, Inc.**  
**Board of Directors Membership Meeting Minutes**

**DATE:** July 26, 2010

**TIME:** 7:00 P.M.

**PLACE:** East Clubhouse, Spring, Texas

**ATTENDING:**

Russell Wells, President  
Jay Thorwaldson , Vice President  
Mike Keimig / Secretary  
Melissa Cummings, Director  
Walt Guillote, Director  
Brad Rendl, Director  
Mark Inman, Director  
Cindi Sargent, CMCA, Community Manager

**CALL TO ORDER**

The meeting was called to order at 7:00 p.m. Those in attendance are shown on the sign-in sheet, which is attached to these Official Minutes.

MEETING MINUTES - Director Keimig read the June 28, 2010 Membership Meeting Minutes after which a motion was made to approve with correction of Sheriff's Department report (Motion – Thorwaldson; 2<sup>nd</sup> – Rendl; unopposed).

REPORTS

Sheriff's Department – no report.

Activities Coordinators – Activities Coordinator Kim Sorensen informed the members that the July 4, 2010 holiday activity which was held on July 3, 2010 was a great success and thanks all the volunteers for their support. She also informed the members that the National Night Out will be held August 3, 2010 from 6 p.m. to 8 p.m.

Financial – Treasurer Melissa Cummings presented the Association's financial statement for the period ending June 30, 2010. Cash assets at the end of the reporting period totaled \$838,932.97, which included \$38,084.99 in Operating Funds and the balance in investments. Year 2010 assessments were 92% collected, and the Recreation fees were 91% collected.

Homeowner Forum – The Board fielded various questions and concerns from the members, including the need for a speed limit sign at the entrance of the east community center.

**ADJOURN**

There being no further business to come before the membership, the meeting was adjourned to the Executive Session (Motion – Guillote; 2<sup>nd</sup> Keimig; unopposed).

Minutes of the meeting were prepared by:

\_\_\_\_\_  
Cindi Sargent, CMCA<sup>®</sup>, Community Asset Management, Inc.

And approved at the meeting of \_\_\_\_\_, 2010 as attested by:

\_\_\_\_\_  
Russell Wells,  
President, Cypresswood Community Association, Inc.

**Cypresswood Community Association, Inc.**  
**Board of Directors Executive Session Meeting Minutes**

**DATE:** July 26, 2010

**TIME:** 7:00 P.M.

**PLACE:** East Clubhouse, Spring, Texas

**ATTENDING:** Russell Wells, President  
Jay Thorwaldson , Vice President  
Mike Keimig / Secretary  
Melissa Cummings, Director  
Walt Guillote, Director  
Brad Rendl, Director  
Mark Inman, Director  
Cindi Sargent, CMCA, Community Manager

**EXECUTIVE SESSION CALL TO ORDER**

Motion was made to adjourn the Membership Meeting to Executive Session (Motion – Guillote; 2<sup>nd</sup> – Keimig; unopposed).

**RECONVENE MEMBERSHIP MEETING**

Motion was made to reconvene to the Membership Meeting (Motion – Keimig; 2<sup>nd</sup> – Thorwaldson; unopposed).

**MEETING MINUTES** - The June 28, 2010 Executive Meeting minutes were approved as presented (Motion – Guillote; 2<sup>nd</sup> – Rendl; unopposed).

**FINANCIAL REPORT**

General discussion ensued, during which the Board approved the June 30, 2010 financials as presented (Motion – Cummings; 2<sup>nd</sup> – Guillote; unopposed).

**COLLECTION REPORT**

The Board reviewed and agreed to;

- accept the Attorney Status Report dated July 14, 2010 as presented (Motion - Thorwaldson ; 2<sup>nd</sup> – Rendl; unopposed);

**DEED RESTRICTION REPORT**

The Board reviewed and agreed to;

- approve the July 16, 2010 Attorney Deed Restriction Status Report (Motion – Rendl; 2<sup>nd</sup> – Guillote; unopposed).

### **COMMITTEE REPORTS**

Building / Landscape Maintenance - Vice President Thorwaldson advised the Board that there were a few dead trees in the creek behind the west tennis courts, that would need attention in the fall.

Deed Restriction Consolidation Committee – Chairperson Rendl informed the Board that they should have the final draft by the end of the week.

### **OLD BUSINESS**

West Club House Renovations – general discussion ensued during which the Board reviewed the drawings and agreed to have the engineer meet with the entire Board to discuss their options.

### **NEW BUSINESS**

There being no further business to come before the Board, the meeting was adjourned.

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\_\_\_\_\_  
Russell Wells,  
President, Cypresswood Community Association, Inc.