

**REGULAR MEETING OF THE BOARD OF DIRECTORS
OF THE
CHAMPION FOREST FUND, INC.**

September 6, 2006

GENERAL SESSION

STATE OF TEXAS:
COUNTY OF HARRIS:

The Board of Directors of the Champion Forest Fund, Inc. met in a regular meeting of the Board of Directors at the Champion Forest PUD Building located at 16215 Champion Forest Drive, Houston, Harris, County, Texas on September 6, 2006.

Present: Roy Riley, President
Rozann Janek, Vice President
Cristy Hayes, Secretary
Ross Richardson, Treasurer
Wally Bircher, Director

Also in attendance was Ola Guess, Association Manager for SCS Management, Stella Walleck, Association Manager, Consolidated Management Services, Lt. Larry Finley, Harris County Constables and homeowners per attached listing.

Mr. Riley called the meeting to order and proceeded with the Pledge of Allegiance.

Mr. Riley next called for the Approval of the Agenda. There being no changes or corrections, the Agenda was approved as presented.

Mr. Bob Jackson then came before the Board to discuss his application for Architectural Control to overlay his existing roof with an aluminum roof. There was then a brief discussion with Mr. Riley advising of the problem with overlaying the roof. After the discussion, Mr. Jackson agreed to withdraw his application.

A brief discussion then ensued regarding a number of houses in the subdivision with roof overlays. Mr. Jackson suggested that the Board consider clarifying the policy.

Mr. Riley then recognized Lt. Finley who presented the August security report for the Association. Lt. Finley briefly advised the Board of several specific incidents that occurred during the month and then reported on a very disturbing practice known as the "Choking Game" in which teenagers would shut off the blood flow to the brain in order to achieve a high. He went on to report that several young people had died as a result of this practice and that he had scheduled a presentation at Brill Elementary to assist in keeping parents informed.

Mrs. Hayes requested the approval of the minutes be tabled until they could be corrected. She went on to advise that she would submit the corrections and the Board could then approve them via e-mail.

The meeting moved to the open forum.

Mr. Tony Kindred made a presentation to the Board and the members present on the Raveneaux Redevelopment Project. Mr. Kindred went on to advise that the old golf course would be open by mid-year, and additionally that there would be a new Club House complete with 60 Condo's, day spa and fitness center, golf center, restrauant and other necessary facilities in the very near future. They proposed ten tennis courts and one stadium theatre, swimming pool, Brownstones, mid-rise condos and potentially a hike and bike trail.. He went on to advise that an agreement for due diligence procedures with the PUD for annexation purposes had been reached and that he expected to have the initial permits ready by late November.

Mrs. Donna Cox suggested that Mr. Kindred have more meetings with the Homeowners to help garner support for the Raveneaux project to include several Town hall Meetings.

Mr. Tom Petrick reported that the Raveneaux group had presented the agreement for annexation and the Water Board had tabled the discussion pending receipt of additional documents and due diligence workup.

Mr. Petrick went on to thank the Board for their efforts on the Brampton Court esplanade. He also noted that they had held a meeting on the trash survey and came away smiling thanks to Rozann Janek.

Mr. Petrick went on to report that currently the PUD was paying between .69 to .84 per home for the pumping station fees and Harris County was projecting that by the year 2010, these fees could be as much as \$1.80 per home.

The meeting then moved to committee report.

Security Committee - Mr. Wally Bircher reported on behalf of the Security committee expressing concern that the homeowners in the subdivision were unaware of the existence of the Security Committee. He went on to advise that the committee meets on the last Wednesday of every month and they would like the Board to consider a small budget for the Security Committee to provide them with a way of financing a "Recognition Award".

Architectural Control Committee - Mr. Roy Riley reported for the Architectural Control Committee advising that there were no outstanding ACC Applications.

Grounds and Maintenance Committee – Mrs. Rozann Janek reported on behalf of the Grounds Committee noting that there were a few irrigation problems still to be addressed but currently there was nothing significant pending.

Deed Restriction Amendments – Leah Borrello advised the Board that the committee started with Section 8 and the tally reflected that they need an additional 23 signatures to complete Section 8. She went on to explain how they were going about getting the spouse's signatures and how they would then get the additional support needed for passage of the admendment.