MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF CHAMPION FOREST FUND, INC. HELD ON APRIL 22, 2015, AT 5:30 PM, AT CYPRESS FOREST PUD, AT 16215 CHAMPION FOREST DRIVE, SPRING, TEXAS 77379

DIRECTORS PRESENT:
Barbara Smith
Harold Horton Jr.
Heidi Beale
Paul Jackson

DIRECTORS ABSENT:
Wally Bircher

IN ATTENDANCE:
2 owners were present; Ashleigh Kern represented the Managing Agent, FirstService Residential.

OPEN FORUM
The following items were discussed:
• Call Center hold time
• Trash cans and bags being left out
• Speeding on Cypresswood; radar signs

CALL TO ORDER:
Due notice of the meeting having been given and a quorum being present, the meeting was called to order at 5:30 PM by Mrs. Smith. Ms. Kern assisted in recording the meeting minutes.

The Pledge of Allegiance was recited.

CONTRACT DEPUTY REPORT-LT. FINLEY
Report provided by Lt. Finley stated:
• 1 Possession of Marijuana and Evading Detention Oxted Ln
• 1 Attempted Suicide Taidswood Drive
• 1 Theft of A Motor Vehicle Taidswood Drive

PUD DISTRICT REPORT-TOM PETRICK
Mrs. Smith reported the following items for Mr. Petrick:
• No major issues with water, sewer or drainage.
• Trash issues are being addressed with the WCA
• Affluent proposal has been given to Ravenaux
• Proposing flyer to be sent out with invoices to reiterate garbage rules
• Working on updating website

ADOPTION OF AGENDA:
On a motion duly made, the agenda was adopted.
CONSIDERATION OF THE MINUTES:
On a motion duly made, the minutes of the Board Meeting held March 25, 2015 were approved.

BOARD MEMBER RESIGNATION:
On a motion duly made, the Board accepted the resignation of Heidi Beale.

DIRECTOR APPOINTMENT:
Upon a motion being made by Mr. Horton, seconded by Mr. Jackson, the Board appointed Mr. Bruce Roloff to the Board of Directors.

COMMITTEE AND COMMUNITY REPORTS:
Grounds and Maintenance Report-Barbara Smith:
• Additional $660 for insect control this month due to ant infestation on esplanades.
• New flowers installed at entrances.

Architectural Report/Outstanding ACC- Harold Horton Jr.:
Mr. Horton Jr. reviewed and approved eight ACC applications.

Neighborhood Watch-Jacque Kern & Wally Bircher:
Mrs. Smith reported the following on behalf of Mr. Bircher:
• Jacque Kern has submitted an article on curfew violations to the community newsletter.

Web-site Update:
Mrs. Smith reported that Lauren Doughtery will take over the Web-site Updates in lieu of Heidi Beale.

Community Liaison-Wally Bircher & Paul Jackson:
Mr. Jackson reported the following:
• Curbs are being redone in the community and they look great.
• Marquee signs need to be updated
• Met with Global Management to discuss their supply trucks driving over esplanades and curbs in the community.

MANAGEMENT REPORT:
Financial Statement Review-March 2015:
Ms. Kern reviewed the financial statements for the period ended March 31, 2015. On that date, the Association had a cash balance of $428,887.28 in the operating fund. For the month ended March 31, 2015, the Association had total revenue of $141,011.50, total expenses of $52,254.57 and operated at a surplus of $23,056.58. The report was accepted.

Deed Restriction Enforcement:
Ms. Kern reported inspections would be done next week.

SCHEDULING OF NEXT MEETING:
The next meeting of the Board of Directors of Champion Forest Fund, Inc. was scheduled for May 27, 2015 and owners would be notified.

ADJOURN TO EXECUTIVE SESSION
The Board adjourned to executive session at 7:05 PM to discuss legal matters and owner account requests.

RECONVENE IN OPEN SESSION
Following the Executive Session, the regular meeting of the Board of Directors reconvened at 7:20 PM. No owners were present for the meeting.

On a motion duly made, the Board approved 21 delinquent accounts to be sent to the attorney for collection.

On a motion duly made, the Board approved 10 violation accounts to be sent to the attorney for enforcement.

ADJOURNMENT:
There being no further business, the meeting was adjourned at 7:30 PM.

Respectfully submitted:

[Signature]
Recording Secretary

Approved as Correct:

[Signature]
Date: 5/17/15

Director