

Brittany Lakes Homeowners Association, Inc.  
A Texas Non-Profit Corporation

**Board Meeting Minutes**

January 22<sup>nd</sup>, 2015

**LOCATION:** Perry Family YMCA  
1700 W. League City Parkway  
League City, TX 77573

**IN ATTENDANCE**

**Representing the Board Members of the Brittany Lakes Homeowners Association were the following people:**

- Todd Edwards (President)
- Greg Ellis (Treasurer) **not present**
- Melissa Kirkland (Secretary) **not present**
- Julianna Domokos (Director)
- James Charo (Director)

**Representing Spectrum Association Management, LP was the following person:**

- Bart Jones (Community Manager)

**DETERMINATION OF QUORUM**

A quorum of Board members was announced by Bart Jones and the meeting was called to order at 6:30 pm.

**HOMEOWNER FORUM**

There were no homeowners present.

**APPROVAL OF MINUTES:** Board Meeting Minutes from December 4<sup>th</sup>, 2014 were approved.

**FINANCIAL PACKET:** The budget packet was reviewed and approved.

**OLD BUSINESS**

- Light Easement contract – Ongoing – TNMP has communicated that they will reroute some lines and therefore will not need an easement agreement from us to proceed.
- Splash Pad – Construction was about to begin in a week. Bart will communicate to the board when the forms first go in so the board can go take a look and affirm the location.
- Reserve Study – No update at this time.

**NEW BUSINESS**

- Tree Project – James provided maps of the first two phases that the board approved moving on with adding trees. He had bids for one and needed to get bids for phase two. The two phases are Essex Park and Willow Pond.
- The Board elected the current slate of officers to their same positions for 2015.

**EXECUTIVE SESSION**

- Homeowner Aging Report: Minor discussion

**ADJOURNMENT**

The meeting was adjourned at 7:30 pm.

\_\_\_\_\_  
Authorized Signer of the  
The Brittany Lakes  
Homeowners Association, Inc.

\_\_\_\_\_  
Bart Jones  
Managing Agent

\_\_\_\_\_  
Date