

**Brittany Lakes Homeowners Association, Inc.
Board Meeting Minutes**

May 30, 2019

Pursuant to Article VI, Section 1 of the Bylaws of the Brittany Homeowners Association, Inc. a meeting of the Directors was duly called and held on May 30, 2019 at the Perry Family YMCA located at 1700 League City Parkway, League City, Texas 77573.

IN ATTENDANCE

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

- James Charo (Vice President)
- Lori Armstrong (Treasurer)
- Jeramy Roesler (Director)

Absent with apologies was:

- Todd Edwards (President)
- Kimberly Widener (Director)

Representing Spectrum Association Management, LP was:

Community Manager- Tiffany Sanford

DETERMINATION OF QUORUM

A quorum of Board members was announced, and the general session meeting was called to order at 6:35 P.M.

HOMEOWNER FORUM

Homeowners present were given the opportunity to present discussion items with the Board. Homeowners present were interested in hearing an update on the fence project and wanted to discuss ACC requests.

MINUTES APPROVAL

The Board was provided with the minutes from the March 28, 2019 meeting. The Board approved the meeting minutes with the modifications requested by Director Edwards.

FINANCIAL REPORT

The Board was presented with the April 2019 financial report.

NEW BUSINESS

- The Board was presented with proposals to repaint the roof at the bathrooms and to replace the mortar on the pool pump house and bathrooms. The Board approved the proposal from Sixth Man Construction for this project.
- The Splash pad hours of operation were discussed. The splash pad will be open March 1- October 31 from 9am-9pm.
- The Board requested proposals to trim the palm tree located at Brittany Lakes Drive and League City Parkway.
- The Board requested to meet with Lynn's Landscaping at the June Board Meeting and to create an RFP to explore options for Landscaping contracts.

OLD/ONGOING BUSINESS

- Perimeter Fence
 - The Board was presented with proposals for staining the newly constructed fence. The Board has requested feedback from Elite regarding the proposed materials.

With no further business to discuss in the open forum, the general membership was dismissed, and the Board entered executive session at 7:37 P.M.

EXECUTIVE SESSION

The Board reviewed items in executive session related to escalated collection and deed restriction matters.

The Board was presented with three fully escalated violations and the Board approved to send the accounts to the attorney for escalation.

The aging report was presented to the Board and no action was needed at this time.

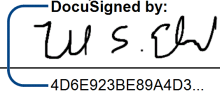
The Board approved payment plans for eight accounts.

ADJOURNMENT

With no other business to discuss, the Board adjourned the meeting at 8:24 P.M.

NEXT MEETING DATE

June 27, 2019 at 6:30 P.M. at the Perry Family YMCA.

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Brittany Lakes Board Signature

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Spectrum Association Management