

TSEHA Monthly Board Meeting Minutes

Sep 17, 2024 6:30 PM / Johnny's Pizza

Attendees

Tim Mallien ▾ Mark Alvarez ▾ Barbara Chitman ▾ Brenda Fox ▾ Angie Ishler ▾
Bob Knighton ▾

Absent

Jaime Waites ▾ Seantell Williams ▾ Jonathan Varnell ▾

Call to Order

Sep 17, 2024 6:30 PM

Agenda

General Reports

1. Treasurer's Report
 - Money Market balance as of Aug 23, 2024 : \$32,506.91
 - Checking balance as of Aug 31, 2024 : \$44,430.91
 - 2024 assessments: 213 of 263 payments received to date.
2. Green Belt Update
 - Trees were cut from Lowell to Tiffin
 - Getting estimates to clean up the trees along the Greenbelt along Tiffin Court
 - Mowing to increase to \$640 per cut, will look to cut back on the amount we mow in the fall and winter, and during dry times.
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3. President's Report
 - We have received the royalty check from Paloma and it has been deposited into the bank for \$16,906.75, we will discuss how we wish to spend the money and how much we want to put away for a rainy day.
 - I noticed an increase in the amount of people that were picking their children up at the backgate and contacted Mrs. Atkins letting her know. She asked her office staff recheck the list and make sure that people who don't live there aren't on the list.

Most recent footage showed 4 cars parked on Brighton during pickup.

- I will be working on a friendly letter to send with statements to properties who haven't paid their 2024 annual dues.

Last Meeting Follow-up

1. Cost of lawsuits against properties significantly behind on dues \$1,000-\$1,500 per property average, including \$375 to file and serve the owner. All of the court costs would be included in the suit, so we would just have to put up money initially. Mr. Westmoreland said that the majority of defendants pay up to avoid a lawsuit.

Decision: We will pursue highest balances 1-2 per year starting in 2025

Vote

Motion: Angie Ishler ▾

Second: Brenda Fox ▾

Vote: Yay: ▾ 6 Nay: ▾ 0

Motion Approval: Yes ▾

2. SPD traffic unit came and ran radar, and we are still waiting on the trailer to be put on Village Green

New Business

1. Annual Meeting
 - 7 PM on Tuesday, December 3, 2024 at Agudath Achim Synagogue, December board meeting will be at 6 PM
 - Dues: \$110 if paid by check or money order or \$120 if paid by credit or debit card
 - QR Code will be generated to allow neighbors to request online payment
2. Approval of Paloma funds to complete repairs to the storage building (**Quotes to be added to official minutes at a later time**)
 - Replace the roof and decking, door jam, and entry door
 - Bids: All Square Construction - \$2,880
Bayou State Construction: -\$4,899.80 (Theirs included a commercial grade door)

Decision: All Square Construction - Ed Gassiot

Vote

Motion: Tim Mallien ▾

Second: Barbara Chitman ▾

Vote: Yay: 6 Nay: 0

Motion Approval: Yes

3. Discussion of other uses of Paloma funds to make improvements to the neighborhood

Ideas: Speed Monitoring Devices to be installed on Village Green and solar lighting for the entrance signs. Tim will get prices for the equipment. We will save the rest to account for taxes on the royalties for now.

Neighborhood Guest Questions, Concerns, Issues

1. None

Action Items

1. Revise mailer for 2024 annual meeting
2. Facebook poll for fall garage sale in October

Next Meeting

Oct 15, 2024 6:30 PM CST

Meeting Adjournment

Sep 17, 2024 7:30 PM