

Sky Lakes Section II
Successor Building Committee
P.O. Box 2018
Waller, TX 77484-2018
www.skylakes.com

BUILDING COMMITTEE MONTHLY MEETING MINUTES

Meeting Minutes: September 18, 2023

1. **CALL TO ORDER:** The meeting was called to order at 6:04 p.m. at the Branyan residence.
- **ROLL CALL: Present -**
 - Bob Branyan – President
 - Shane Crawford – Vice President
 - Kyle Stone – Vice President
 - Kim Jones - Secretary
 - Natalie McKnight – Treasurer
 - Kendric Jones – Waller County Commissioner, Pct. 3
 - Ashley Krolczyk – Property Owner
2. **QUORUM ESTABLISHED:** The Sky Lakes Section II Building Committee established quorum at 6:03 p.m.
3. **APPROVAL OF PRIOR MEETING MINUTES:** The meeting minutes from August 2023 were approved. Kim Jones motioned to approve the minutes; Natalie McKnight seconded the motion. Minutes from August 2023 were provided to all building committee members via email prior to the meeting and will be posted to the Sky Lakes Section II FB page and to www.skylakes.com.
4. **AUGUST 2023 TREASURER’S REPORT:**
 - a. Beginning balance as of January 1, 2023: \$10,897.62
 - b. Credits – 2023 maintenance fees: \$5,900.00
 - c. Expenses YTD: \$9,032.21
 - d. Ending balance/checking: \$7,765.41
 - e. Reserves/savings (as of June 30, 2023): \$28,203.43Kim Jones motioned to approve the treasurer’s report; Natalie McKnight seconded the motion.
5. **DISCUSS ANY NEW CONSTRUCTION PROPOSALS:** No new construction proposals were presented during the period.
6. **REVIEW DEED RESTRICTION VIOLATIONS (ongoing and new):** A second letter was sent to property owner in violation; extension granted by committee.
7. **NEW EMAIL COMMUNICATIONS & ACTIONS:** One email received and addressed during the period.
8. **ATTORNEY UPDATES:** No new attorney updates or inquiries during the month. One invoice received for matter addressed in past month.
9. **MAINTENANCE FEES/ARREARS REPORT:** 6 accounts remain in arrears totaling \$619. Arrears letters will continue to be sent to all property owners in arrears.
10. **REAR DRAINAGE PROJECT WITH WALLER COUNTY:** According to our Waller County Commissioner for Pct. 3, the drainage project is in review with the County’s legal department as of 9/18/2023.
11. **2023 PROJECTS/ANNUAL DOCUMENTATION:** Natalie McKnight filed the Franchise Fee with the Texas Comptroller’s Office, as well as recording the Management Certificate with the County in accordance with Texas property code. The Social Media policy/guidelines was completed and posted on the subdivision’s Facebook page and website.

**Sky Lakes Section II
Successor Building Committee**

P.O. Box 2018

Waller, TX 77484-2018

www.skylakes.com

- 12. NEW BUSINESS:** Waller County Commissioner Kendric Jones attended the September meeting to discuss both the drainage project and review options to address speeding concerns on our streets (see #10 above for drainage project update). Installation of 3-way stop signs at the intersection of Club Dr. and Kitty Hawk was discussed and would require counting strips to be installed to measure traffic; strips have since been installed. Installation of stop signs would require presentation before County Commissioners Court. The committee is reviewing other options to drive awareness and deter speeding on Section II streets.
- 13. NEXT MEETING DATE:** The Sky Lakes Section II Building Committee will meet again on Monday, October 16th, 2023 at 6:00 p.m. at the Branyan residence.

The board meeting adjourned at 7:30 p.m. Natalie McKnight motioned to adjourn; Kyle Stone seconded the motion.