

**Sky Lakes Section II**  
**Successor Building Committee**  
P.O. Box 2018  
Waller, TX 77484-2018 [www.skylakes.com](http://www.skylakes.com)

**BUILDING COMMITTEE MONTHLY MEETING MINUTES**

October 21, 2024

1. **CALL TO ORDER:** The meeting was called to order at 6:08 p.m. at the Branyan residence.
  - **ROLL CALL: Present –**
    - Bob Branyan – President
    - Shane Crawford – Vice President
    - Cindy Kosik – Vice President
    - Kim Jones - Secretary
    - Natalie McKnight – Treasurer
    - Property Owners (2)
2. **QUORUM ESTABLISHED:** The Sky Lakes Section II Building Committee reached quorum at 6:08 p.m.
3. **APPROVE PRIOR MEETING MINUTES:** The meeting minutes from the September 2024 meeting were approved. Cindy Kosik motioned to approve the minutes; Bob Branyan seconded the motion.
4. **REVIEW/APPROVE SEPTEMBER 2024 TREASURER'S REPORT:**
  - a. Credits (Maintenance fees collected): \$9,899.15
  - b. Expenses YTD: \$7,191.71
  - c. Ending balance/checking: \$9,849.99
  - d. Reserves/savings (as of September 30, 2024): \$28,451.84Natalie McKnight motioned to approve the minutes; Shane Crawford seconded the motion.
5. **DISCUSS NEW CONSTRUCTION PROPOSALS:** Three new construction/modification proposals were submitted, reviewed, and two were approved. Approval documentation will be shared with property owners; additional information is required for a new home construction proposal.
6. **REVIEW DEED RESTRICTIONS VIOLATIONS (ongoing and new):** Damage from spring storms with repairs outstanding were reviewed; next steps to be determined.
7. **NEW EMAIL COMMUNICATIONS & ACTIONS:** Property owner interactions regarding recent invoices reviewed, updates provided on storm cleanup, and one new construction proposal was sent during this period.
8. **ATTORNEY UPDATES:** The attorney representing Sky Lakes Section II is currently reviewing invoices received by property owners for airstrip maintenance. The attorney's statement to Section II property owners will be shared confidentially in coming weeks.
9. **MAINTENANCE FEES COLLECTED 2023 & 2024:** One account is in arrears for 2023, with three accounts in arrears for 2024 (as of September 30, 2024). Outstanding fees for 2023/2024 total \$203.30.
10. **UPDATES ON REAR DRAINAGE/SPEEDING DETERRENTS:** A follow-up inquiry to Commissioner Jones and the County Engineer's office will be made to seek a solution to address ongoing speeding concerns on our streets.
11. **2024 PROJECTS –** The Board entered into an agreement with a new electricity provider to reduce recurring costs for streetlights throughout Section II. Also, Board efforts to contact the green space owners to remedy specific hazards raised by property owners have been unsuccessful. Phone calls were made, emails and formal letters sent, all to no avail. As the green space is privately owned and

not subject to our deed restrictions, the Board recommends that property owners seek resolution independently, going forward.

12. **NEW BUSINESS:** Road re-paving was discussed as a new project to pursue with Waller County Roads and Bridges. A formal request will be made of the County and Commissioner Jones to assess viability.

The meeting adjourned at 7:41 p.m. Natalie McKnight motioned to adjourn; Kim Jones seconded the motion. The next Building Committee meeting will be held on Monday, November 18, 2024.