

**CLAYTON HOMEOWNERS ASSOCIATION  
BOARD OF DIRECTORS' MEETING  
JANUARY 26, 2017**

**MINUTES OF MEETING**

The monthly Board of Directors' meeting of the Clayton Homeowners Association, Inc. was held on Thursday, January 26, 2017 at 6945 Addicks Clodine.

**DIRECTORS IN ATTENDANCE**

Directors: Tracy Jones, Donna Kinerd, Keith Green, Janice Little, Sylvia Marinez and Zena Evans were in attendance.

**OTHERS IN ATTENDANCE**

Jodi Rohrer representing Property Masters, Inc. was in attendance as was Sabine Holton with Western Alliance Bank. Homeowner Jay Sorenson and owners from 15334 Oak Terrace also attended.

**CALL MEETING TO ORDER**

Tracy Jones called the meeting to order at 7:03 p.m.

**FINANCIALS**

The Board reviewed the December 31, 2016 financial report.

**SECURITY UPDATE**

Donna gave a report on activity over the past month that was obtained from crimereports.com, Pedro continues to monitor the neighborhood and also reports deed restriction violations in his daily reports.

Nextdoor.com now has 143 Clayton residents and about 1324 neighboring residents.

**GMBAC**

Nothing to report.

**MINUTES OF PAST MEETING**

Zena Evans motioned that the minutes of December 16, 2016 to be accepted as read. Donna seconded and all approved.

**ROUND TABLE DISCUSSION**

**OLD BUSINESS**

Clubhouse: Attorney Richard Weaver is reviewing the Jara Construction contract and will make suggested changes. Once all changes are made the Board will review to approve and have Jara sign.

Sabine Holton with Western Alliance Bank discussed loan options for the funds needed to complete the clubhouse. Board members will review and discuss these options so a vote can be

taken by email. Sabine also mentioned that a \$1,500 commitment fee will be due once the loan application is turned in. If the bank does not approve the loan the commitment fee will be returned. Once the loan is approved several documents will be needed including a letter from the association's attorney.

**NEW BUSINESS**

Pool: Bratton Pools is no longer doing pool maintenance and Sweetwater Pools has taken over their contracts and have hired Bratton's employees. The Board discussed this situation and Donna made the motion to accept Sweetwater's proposal to do the pool maintenance for 2017. Janice seconded and all approved.

Jodi presented two bids for mosquito spraying, one from Cypress Creek which has done the spraying in the past for the association and one from Excalibur. Excalibur was about \$20 more per visit than Cypress Creek. Keith made the motion to accept the proposal from Cypress Creek, Donna seconded and all approved. Spraying will begin in April.

**NEXT BOARD MEETING:** February 23, 2017

**ADJOURN**

There being no further business to discuss, Zena moved to adjourn and Donna seconded and all approved. The meeting was adjourned at 8:52 p.m.

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Signature of Secretary or President

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Date