

Lake Conroe Forest Owners Association
610 Navajo Montgomery, TX 77316
Monthly Meeting Agenda Monday, May 13, 2024, 6:30 PM

- I. Closed Executive –**
 - a. Meeting held at 6PM, results were to continue with Milstead Towing at this time; Tow Committee members resigned.
- II. Call to Order Open Session –**
 - a. Opened at 6:33PM with all Board present but Huffmaster
- III. Approve Meeting Minutes –**
 - a. Motion to waive reading of April 2024 minutes was made, voted, and passed and minutes will be accepted as written.
- IV. Approve Financials**
 - a. Motion to waive reading of April 2024 financials was made, voted, and passed and financials will be accepted as written.
 - b. Current bank balance was read, growth has slowed down greatly, continuing expenses reviewed, no budget for improvement projects at this time.
- V. Community Committee Reports**
 - a. Towing Committee-
 - i. No report this month.
 - b. Building Committee-
 - i. No rentals in April, several scheduled in May and June.
 - c. Lakes, Parks, and Dams-
 - i. Lakes- All 3 in good condition with resumed plant growth treatments.
 - ii. Parks –
 - 1. 2 fairly large trees blew over on the back of Rushing Springs dam; PK presented \$2,000 bid to remove. Further inspection will be done before deciding.
 - 2. Process for work orders via emails to Down South Gutters rather than phone or in-person communication.
 - iii. Dams- nothing new to report.
 - d. Architectural Control Committee-
 - i. 2 new permits recently obtained on Pearl River, which are approved. Continue monitoring neighborhood for compliance.
 - e. Activities Committee –
 - i. Committee heads resigned; the current scheduled event is Community Garage Sale which will be monitored by the Board.
 - 1. **VOTE:** The Board voted and passed a motion to have large banners printed for the Community Garage Sale. These will be placed on 105 to bring in more people. They are reusable.

VI. Old Business -

- a. Owners who attended last month and wanted to bring ideas for park improvements suitable for kids did not return this month and the item will be removed from the agenda.
- b. New management company effective June 1, 2024, is DTA and the transition has begun; owners will be notified with details.

VII. New Business -

- a. Insurance Renewal – Current quotes have doubled from last year, discussion about possible modifications and quotes presented.
 - i. **VOTE:** Motion to accept the insurance quote as presented with one modification to the community building coverage and to pay the premium monthly versus all at once was made, voted and approved.

VIII. Open Forum-

- a. Resident inquired about fishing pier installed on Hickory Lake where old one used to be, discussion followed, board advised we did not have funds for that plus it presents an increased liability exposure and ongoing maintenance issue for the OA.
- b. Discussion about an inquiry from Boy Scouts about installing a floating pier on Rushing Springs Lake which we told them we might consider. This will be tabled for later following receipt of their plans and ideas.

IX. Adjourn Meeting – 7:35PM

Suzanne Smith

Dava King