

**Lake Conroe Forest Owners Association**  
**610 Navajo Montgomery, TX 77316**  
**Monthly Meeting Minutes, Monday, March 11, 2024, 6:30PM**

- I. Closed Executive- None this month**
- II. Call to Order Open Session – 6:29PM**, all members present except Webber, 5 owners, no speakers.
- III. Approve Meeting Minutes – February 2024** reading waived, voted to approve as accepted.
- IV. Approve Financials – Current bank balance** read, and monthly expenses covered, voted to approve.
- V. Recap Closed Executive Session – None**
- VI. Community Committee Reports**
  - a. Towing Committee- 1 tow and drop, issues confronting individuals not displaying proper tags, tow company discussed, no changes at this time.
  - b. Building Committee- Total of 3 February rentals, 1 so far this month to Montgomery County Elections.
    - i. **VOTE: Estimate to repair double entry gate at 610 Navajo for \$750 presented, voted, and unanimously approved.**
  - c. Lakes, Parks and Dams
    - i. Lakes – all 3 in good shape, new treatment company started.
    - ii. Parks –
      1. Little Lake Conroe #1 - deep ruts in grass from voting equipment truck, we will ask lawn company to level them.
      2. NHTR – getting bids for blown-in playground mulch.
        - a. Bids presented for different options for electronic gates, from \$12K - \$18K, above our budget at this time due to other expenditures. Table for later.
    - iii. Dams – all 3 in good shape with no reported problems.
  - d. ACC Committee- new starts down, currently watching 2 specific sites for compliance with lot and structure size.

- e. Activities Committee – Spring events narrowed to combination Pet Adoption, Community Garage Sale, and kick-off Deed Restriction event. Date to be determined soon. Current annual revenues will limit what can be done this year.

## **VII. New Business**

- a. Discussion of Montgomery County Park on 105 being closed to public recently. The SJRA owns and was leasing to MCO who decided it was cost prohibitive to continue. Future plans unknown, idea presented to make it a public boat launch taking some of the interest away from using ours free by non-residents. Plan to contact PCT 2 Commissioner Riley.

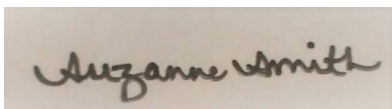
## **VIII. Old Business**

- a. Road Repairs – currently delayed 1-2 months for City to update utilities locations.
- b. Boy Scouts – Eagle Scout project brochure presented for addition of park bench at Deep River Park.
  - i. **VOTE: Motion to accept project was voted and unanimously approved.**
- c. Deed Restrictions – We will need re-write of Articles of Incorporation and Bylaws. Purpose and Overview will be presented in email blast along with May community event.
- d. Cameras – discussed repositioning our cameras at NHTR boat launch to better view incoming traffic for tags.

## **IX. Open Forum (2 minutes each owner)**

- a. Discussion of water line repairs along Park Haven

## **X. Adjourn Meeting – 7:34PM.**



**Suzanne Smith, President**

**Dava King, Secretary**

