

**Minutes of the Regular Meeting of the
Fonn Villas Civic Association**

May 14, 2018

1. Call to Order

- a. The regular monthly meeting of the Fonn Villas Civic Association was held on May 14, 2018 at the Pines Presbyterian Church.
- b. Board Members present: Craig Muirhead, Jim Gleaves, Kyle Hill, Alisa Williams, Nete Sundt, Jonathan Patrick, Toni Meason.
- c. Craig Muirhead called the meeting of the Association to order at 7:18 p.m.

2. Approval of Minutes

- a. Jonathan Patrick made a motion to approve the minutes of the March 19, 2018 meeting. Jim Gleaves seconded. Motion passed.
- b. Nete Sundt made a motion to approve the minutes of the April 9, 2018 meeting. Jim Gleaves seconded. Motion passed.

3. Treasurer's Report

- a. Jim Gleaves reported one household has not payed dues.
- b. Thirty outside pool members have joined to date.
- c. There is an approximate \$30,000 budget variance for 2018 due to the pool replastering and electrical work. There is approximately half of the total cost of the project which began in 2017.
- d. We may be underinsured at the pool and are getting reappraised.
- e. No alcohol should be served at the pool by FVCA as proper insurance coverage is too expensive. Members can bring their own alcohol and assume their own risk.

4. Architectural Standards Report

- a. Plans for new construction are now being reviewed by Third Eye Plan Review Company.
- b. Trash cans should not be visible from the street per the guide lines for neighborhood standards.

5. Executive Committee Reports

a. Community Facilities-Kyle Hill

Kyle Hill reported a new umbrella for guard stand. Need new lounge chairs. Water slide hose repaired. Sweetwater is doing a good job. New water fountain has been installed. Need two new salt cells at a cost of \$2300. Chlorine pools now but consider going to salt at some point. Changing internet system at pool to digital at \$85 per month for 20 mbps.

b. Security-Jonathan Patrick

Car break in on Tallowood.

c. Memorial Super Neighborhood-Jonathan Patrick

Next Super Neighborhood Meeting is May 21st.

6. Advisory Committee Reports

a. Community Facilities Report-Kyle Hill

i. No report

b. TIRZ 17-David Tresch

i. Report attached.

c. Maintenance & Park-Kyle Hill

i. No report

d. Social-Alisa Williams

i. Planning Block Captain Dinner

ii. Food Truck Friday 5:00-8:00

iii. Memorial Day Party 11:00-2:00 with hamburgers and hot dogs.

The party will be BYOB.

e. Welcoming-Nete Sundt

i. Report attached.

f. Documentation-Nete Sundt

i. No report

g. Newsletter-Laurie Gleaves

i. No report

h. Citizen on Patrol-Maurice Stadler

i. Report attached

- i. Website-Maurice Stadler
 - i. No report

7. Business

- a. Directory being printed.
 - b. Yards on unoccupied lots of concern. We are taking care of mowing.
 - c. Bob Gutierrez reported "No Parking" signs on Attingham need to be put back.
 - d. Sheen Smith reported the stop sign at Hallie and Broken Bough is not being enforced. Need to get constable involved.
8. Meeting adjourned 8:05 p.m.

Liz Med
Loni Mason

TIRZ Board Meeting- February 27, 2018

- T&C Way Project
 - Still ahead of schedule
 - s/b completed Sept 2018
- Memorial Dr Project
 - LAN to meet with COH 3/9/2018

From: **Stadler** robtstad@sbcglobal.net
Subject: **Fonn Villas board meeting: Stadler's reports**
Date: **Jun 10, 2018 at 11:50:16 AM**
To: **Toni Meason** tonismeason@gmail.com

As I am not attending the Fonn Villas board meeting Monday, I am sending you my reports now:

Citizen Patrol

Volunteers logged 4 hours in April and 2 hours in May.

Website

No report.

Maurice

713-468-5369

Fonn Villas Civic Association

Balance Sheet As of 05/31/18

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
1002	Cash - Operating - Alliance	40,831.72			40,831.72
1003	Cash - Money Mkt - Alliance	152,223.47			152,223.47
1006	Alliance Bank - Swim Club			8,167.46	8,167.46
1007	EE Bonds Issued July 1992	52,056.00			52,056.00
1008	EE Bonds Issued May 1993	40,380.00			40,380.00
1009	Cash - Vanguard Fund	101,959.01			101,959.01
1300	Due from (to) Swim Club	(104,862.27)			(104,862.27)
1350	Due from (to) Maintenance			104,862.27	104,862.27
	TOTAL CASH & INVESTMENTS	282,587.93	.00	113,029.73	395,617.66
1800	Swim Club Asset Merger Value			182,703.00	182,703.00
1850	Swim Club Accumulated Deprec.			(100,329.00)	(100,329.00)
	TOTAL OTHER ASSETS	.00	.00	82,374.00	82,374.00
	TOTAL ASSETS	282,587.93	.00	195,403.73	477,991.66
LIABILITIES & EQUITY					
CURRENT LIABILITIES:					
2105	Prepaid Newsletter Printing	317.62			317.62
2130	Construction Deposits	22,500.00			22,500.00
2200	Prepaid Assessments	1.00			1.00
	Subtotal Current Liab.	22,818.62	.00	.00	22,818.62
RESERVES:					
	Subtotal Reserves	.00	.00	.00	.00
EQUITY:					
3900	Maintenance Fund	202,252.12			202,252.12
3904	Special Events Fund	22,579.41			22,579.41
3906	Swim Club Fund			136,666.35	136,666.35
	Current Year Net Income/(Loss)	34,937.78	.00	58,737.38	93,675.16
	Subtotal Equity	259,769.31	.00	195,403.73	455,173.04

Fonn Villas Civic Association

Balance Sheet
As of 05/31/18

Account	Description	Operating	Reserves	Other	Totals
	TOTAL LIABILITIES & EQUITY	282,587.93	.00	195,403.73	477,991.66
		=====	=====	=====	=====

Fonn Villas Civic Association

Income/Expense Statement
 Period: 05/01/18 to 05/31/18

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
MAINTENANCE FUND REVENUE:								
04001	Assessments - Maintenance Fi	.00	214.00	(214.00)	70,713.79	70,714.00	(.21)	70,714.00
04002	Interest from July 1992 Bonds	.00	.00	.00	1,020.00	990.00	30.00	1,980.00
04003	Interest from May 1993 Bonds	132.00	120.00	12.00	660.00	648.00	12.00	1,524.00
04004	Vanguard Interest/Capital Gai	328.01	137.00	191.01	(455.99)	1,036.00	(1,491.99)	2,000.00
04005	Alliance Bank Interest	108.44	33.33	75.11	466.54	166.65	299.89	400.00
04010	Transfer Fees	340.00	66.67	273.33	1,160.00	333.35	826.65	800.00
04012	Refinance Fee	.00	20.83	(20.83)	360.00	104.15	255.85	250.00
04013	Construction Application Fee	750.00	750.00	.00	750.00	750.00	.00	750.00
04015	HO Interest Income	.00	.00	.00	25.58	50.00	(24.42)	50.00
04016	HO DR Certified Letter Fees	.00	.00	.00	150.00	.00	150.00	.00
04020	HO Late Fees	.00	50.00	(50.00)	275.00	750.00	(475.00)	750.00
04100	Miscellaneous Income	.00	.00	.00	50.00	.00	50.00	.00
Subtotal Maintenance Fund		1,658.45	1,391.83	266.62	75,174.92	75,542.15	(367.23)	79,218.00
SPECIAL EVENTS ACTIVITY								
04510	Business Donations	.00	.00	.00	1,225.00	1,475.00	(250.00)	3,475.00
04520	Dues Revenue	.00	.00	.00	.00	.00	.00	750.00
04590	Community Events	(889.97)	(900.00)	10.03	(4,214.97)	(4,250.00)	35.03	(5,350.00)
04600	Directory Printing Expense	.00	.00	.00	.00	.00	.00	(1,850.00)
Special Events Income		(889.97)	(900.00)	10.03	(2,989.97)	(2,775.00)	(214.97)	(2,975.00)
TOTAL MAINTENANCE FUNE		768.48	491.83	276.65	72,184.95	72,767.15	(582.20)	76,243.00
MAINTENANCE EXPENSES								
05100	Constable Patrol	.00	.00	.00	19,326.94	19,327.00	.06	38,654.00
05150	Entrance Landscaping	494.00	458.33	(35.67)	2,327.75	2,291.65	(36.10)	5,500.00
05200	Entrance Maintenance	550.00	375.00	(175.00)	1,650.00	1,875.00	225.00	4,500.00
05250	Accounting & Admin	410.00	437.50	27.50	2,050.00	2,187.50	137.50	5,250.00
05275	DR Enforcement	743.20	750.00	6.80	4,555.52	3,750.00	(805.52)	9,000.00
05300	Insurance - D&O Policy	.00	.00	.00	2,980.00	3,100.00	120.00	3,100.00
05450	Insurance - Crime	.00	.00	.00	595.00	600.00	5.00	600.00
05500	Legal	160.70	.00	(160.70)	2,102.70	1,000.00	(1,102.70)	1,000.00
05550	Water	324.02	100.00	(224.02)	696.76	500.00	(196.76)	1,200.00
05600	Newsletter Delivery	120.00	61.67	(58.33)	300.00	308.35	8.35	740.00
05650	Electricity	22.71	33.33	10.62	122.22	166.65	44.43	400.00
05720	Website	.00	.00	.00	162.00	162.00	.00	162.00
05730	Gifts	.00	.00	.00	131.05	.00	(131.05)	.00

Fonn Villas Civic Association

Income/Expense Statement
 Period: 05/01/18 to 05/31/18

Account	Description	Actual	Current Period		Actual	Year-To-Date		Yearly Budget
			Budget	Variance		Budget	Variance	
05750	Post Office Box	.00	.00	.00	.00	.00	.00	280.00
05800	Office Supplies & Postage	11.34	83.33	71.99	247.23	416.65	169.42	1,000.00
05850	Architectural Standards	.00	270.83	270.83	.00	1,354.15	1,354.15	3,250.00
TOTAL MAINTENANCE EXPE		2,835.97	2,569.99	(265.98)	37,247.17	37,038.95	(208.22)	74,636.00
TOTAL MAINT SURPLUS/(DE		(2,067.49)	(2,078.16)	10.67	34,937.78	35,728.20	(790.42)	1,607.00

FACILITIES/POOL REVENUE

08100	Facilities Assessment-Full	.00	875.00	(875.00)	88,124.10	88,875.00	(750.90)	88,875.00
08150	Facilities Assessment-Senior	.00	.00	.00	9,299.64	9,800.00	(500.36)	9,800.00
08160	Facilities Assessment-Adj Sr.	.00	.00	.00	5,000.00	3,250.00	1,750.00	3,250.00
08175	Pool Memberships - Non Mem	5,775.00	6,000.00	(225.00)	21,850.00	22,000.00	(150.00)	35,000.00
08200	Swim Team Dues	2,394.44	3,000.00	(605.56)	7,641.56	8,750.00	(1,108.44)	11,500.00
08250	Facilities Rentals	.00	.00	.00	.00	.00	.00	750.00
08300	Facility/Swim Concessions	.00	.00	.00	.00	.00	.00	250.00
08350	Facility/Swim Sponsorships	.00	.00	.00	5,250.00	4,500.00	750.00	4,500.00
08400	Facilities Other Revenue	25.00	.00	25.00	25.00	.00	25.00	500.00
TOTAL FACILITIES/POOL RE		8,194.44	9,875.00	(1,680.56)	137,190.30	137,175.00	15.30	154,425.00

FACILITIES/POOL EXPENSES

09100	Accounting & Admin	410.00	437.50	27.50	2,050.00	2,187.50	137.50	5,250.00
09175	Printing & Postage	.00	62.50	62.50	49.00	312.50	263.50	750.00
09225	Membership Expense	.00	.00	.00	500.00	.00	(500.00)	.00
09250	Swim Team Expenses	8,043.24	7,000.00	(1,043.24)	10,131.47	10,000.00	(131.47)	18,000.00
09300	Pool Maintenace Contract	7,086.96	12,000.00	4,913.04	7,086.96	12,000.00	4,913.04	60,000.00
09325	Pool/Facilities Supplies	.00	700.00	700.00	.00	700.00	700.00	2,500.00
09350	Pool/Facilities Repairs	225.00	.00	(225.00)	10,529.82	10,000.00	(529.82)	10,000.00
09400	Facilities Landscape Maintena	1,856.00	1,000.00	(856.00)	6,647.25	5,000.00	(1,647.25)	12,000.00
09410	Facilities/Pool Liab Insuranc	.00	.00	.00	.00	.00	.00	12,250.00
09425	Facilities/Pool Property Tax	.00	.00	.00	.00	.00	.00	6.00
09450	Facilities/Pool Electricity	672.99	850.00	177.01	2,022.71	3,000.00	977.29	9,500.00
09475	Facilities/Pool WIFI/Phone	332.22	145.83	(186.39)	812.53	729.15	(83.38)	1,750.00
09500	Facilities/Pool Water	1,091.14	800.00	(291.14)	5,687.42	3,100.00	(2,587.42)	10,000.00
09510	Facilities Improvements	.00	.00	.00	30,717.48	7,500.00	(23,217.48)	7,500.00

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			Budget	Variance		Budget	Variance	
09520	Facilities Website	.00	.00	.00	.00	.00	.00	1,000.00
09525	Facilities/Pool Other Expense	695.96	500.00	(195.96)	2,218.28	3,500.00	1,281.72	3,500.00
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	TOTAL FACILITIES/POOL EX	20,413.51	23,495.83	3,082.32	78,452.92	58,029.15	(20,423.77)	154,006.00
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	FACILITIES/POOL SURPLUS:	(12,219.07)	(13,620.83)	1,401.76	58,737.38	79,145.85	(20,408.47)	419.00
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	TOTAL SURPLUS/(DEFICIT)	(14,286.56)	(15,698.99)	1,412.43	93,675.16	114,874.05	(21,198.89)	2,026.00
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**FONN VILLAS CIVIC
ASSOCIATION**

BOARD OF DIRECTORS

DATE: May 14, 2018

Officers	Name	Position	Signature	Telephone
President	Craig Muirhead	1	✓	832-746-8281
Vice President	Vacant	6		
Treasurer	Jim Gleaves	3	✓	713-346-1337
Member	Jonathan Patrick	8	✓	
Member	Vacant	2		
Member	Kyle Hill	5	✓	713-899-3054
Sergeant-at-Arms	Nete Sundt	4N/A	✓	713-467-1795
Member/Secretary	Toni Meason	7	✓	
Member	Alisa Williams	9	✓	
Parliamentarian	John Baugher	N/A	✓	713-249-2262

COMMITTEE CHAIRS

Committee	Name	Signature	Telephone
Architectural Standards	Stefano Costantini	✓	713-818-9393
Documentation	Nete Sundt	✓	713-467-1795
Citizen Patrol	Maurice Stadler		713-468-5369
Directory	Sarah Valerius / Nete Sundt	✓	713-461-2868
Parks, Maintenance & Entrances	Kyle Hill	✓	713-899-3054
Newsletter	Lauri Gleaves	✓	713-291-3380
Security	Jonathan Patrick	✓	
Social Committee	Alisa Williams	✓	
Memorial City TIRZ Liaison	David Tresch	✓	713-465-4097
Super Neighborhood Rep.	Jonathan Patrick	✓	
Welcoming	Nete Sundt	✓	713-467-1795
Webmaster	Maurice Stadler		713-468-5369

Sign in Board Meeting
May 14 - 2018

Joe T. Brewer

Board

Jim Mied

Jim Mearns

Joe Brewer

Matt

Jonathan Arick

Kyle Hill

Residents

Rob Gutierrez

David Tresh

Jim Davidson

Al M

Charlotte Mitchell

Brook Gagnier
Matt

Shawn Smith