

Minutes

Willow Meadows Civic Club General Meeting

Tuesday, March 8, 2016, 7:00 p.m., Willow Meadows Baptist Church

Call to Order: Vice President Bill Cook called the meeting to order at 7:00 p.m.

Reading of the Minutes: Secretary Howard Lindsay read aloud the Minutes of the December 8, 2015 General Meeting. Motion to approve as read was made by Stephen Polnaszek, seconded by Jim Schroeder. Motion passed.

Treasurer's Report: Heather Deiss, Treasurer, reported Willow Meadows Civic Club finished 2015 with a net income of \$41,071.67 (\$16,247.38 excluding donations), increasing equity to above \$280,000.

Assessment income exceeded the budgeted amount by \$11,000 primarily due to greater income from collection of past-due amounts. Other income items were approximately \$5,800 higher than planned primarily due to collection of a legal settlement and past due advertising. In addition to the budgeted income, approximately \$25,000 of general security donations were received of which \$8,653 was used to fund expenses in excess of the budgeted amount. \$3,350 in picnic donation income limited community investment to \$1,100.

As in years past, Security Patrol expenses account for most WMCC expenditures, approximately 80% in 2015. The general security fund ended the year with a balance of approximately \$33,000 due to difficulty with security patrol staffing due to HPD workforce demands coupled with lower fuel costs, creating an inability to utilize the generous security donations. Non-Security expenses were \$11,000 lower than budgeted primarily due to lower than planned spending resulting from the inability to fill position of deed restriction support delegate, lower maintenance and beautification, accounting/bookkeeping services, and absence of hospitality event costs.

2016 assessments were due by February 29.

Standing Committee Reports:

Website Committee: Erich Wolz, Chairman.

Not present; no report.

Security Committee: Stephen Polnaszek, Chairman

Lt. Barrow reported an increase in criminal activity but said that a man was arrested for two nighttime burglaries in the area (Willow Meadows and nearby), his identity being based upon home security system video footage from those two break-ins. He is implicated in over a dozen area nighttime burglaries, based upon his M.O. of dog-door entry or breaking into vehicles to get remote garage door openers for entry into the garage and then the house. He lived nearby in one of the apartment complexes near Stella Link and 610. He is now living in the Harris County Jail, with his bond set at \$35,000. Stephen posted this news on nextdoor.com to reassure nervous neighbors.

Another criminal has been accessing homes through open garage doors or by kicking in back doors.

A resident asked at the General Meeting if we could use a telephone calling “tree” to alert homeowners about criminal activity. Stephen said that this technique requires a large number of volunteers working for many hours as well as an up-to-date list of phone numbers, which homeowners are reluctant to give the civic club.

Newsletter Committee: Howard Lindsay, Chairman

The March *Willow Meadows News* has been printed and distributed.

Maintenance and Beautification: Chairman Bill Cook said that during the February Board Meeting, he made several proposals to improve the appearance of the neighborhood, including repairing the monument signs, a one-time clean-up, enhancing landscaping, expanding the Yard of the Month program, and installing new security signage at each of the neighborhood’s 16 entrances.

Deed Restrictions Enforcement: Tina Myers, Chair.

Tina said that she continues to work on violations related to landscaping, boats in driveways, and heavy trash pickup.

Architectural Control Committee: Chair Jeff Peters was not present, but sent a report stating that remodeling plans have been approved for 9322 and 10411 Cliffwood. He reminded residents that it is not necessary to get ACC approval for such things as window replacements or emergency power generators.

Special Committee Reports: None

Unfinished Business: Bill said that construction in the North Section has stopped because the City fired the contractor. Now they must go out to bid again, which will take months.

New Business: Stephen has purchased a gently used police car to use for WM patrols. It must be repainted black and white to match HPD colors, and will require a roof light bar and appropriate decals. The “new” car should be available in about six weeks. The old car will be sold.

Sense of the Assembly: A resident asked if there was some way to slow down speeding drivers, especially on Greenwillow and Cliffwood. Stephen explained that those streets are considered by the City as fire routes, so there can be no stop signs or speed bumps, both of which are usually unpopular with residents anyway.

Adjournment: Motion to adjourn made by Hugh Rafferty, seconded by Heather Deiss.

Respectfully submitted,

Howard Lindsay
WMCC 2016 Secretary