



**ASHTON VILLAGE HOMEOWNERS ASSOCIATION
NOTICE OF BOARD OF DIRECTORS MEETING**

DATE: January 19, 2023
TIME: 6:30pm
LOCATION: Ashton Village HOA Clubhouse
3246 Ashlock Drive
Houston, TX 77082

This shall serve as notice of the Board of Directors meeting, date, time and location shown above.

1. **Call Meeting to Order**
2. **Councilwoman Tiffany D. Thomas**
3. **Open Homeowner Discussion** - This section is intended to provide members an opportunity to give input to the Board of Directors. The Board will take any input under advisement but may not respond immediately as they proceed with the planned business of the Association. The Board reserves the right to limit this section of the meeting to a time they believe is appropriate.
4. **Approval of Minutes** - October 18, 2022 Board Meeting
5. **Manager's Report**
6. **New Business**
 - a) Deed Restriction Violation Procedure - The Board reviewed and approved a deed restriction violation procedure to approve turning accounts over to the Association attorney for enforcement action including, but not limited to, filing a lawsuit if the homeowner fails to request a hearing or bring the violation into compliance 30 days following the 209 demand letter being sent. All Board Review matters will be sent to the Board on a monthly basis before accounts are actually turned over to the attorney for enforcement action.
 - b) Collections – Review delinquent accounts and approve suspending an owner's rights to use the amenities, turning delinquent accounts over to the attorney to pursue collection, including, but not limited to, filing an Application Seeking an Expedited Order for Foreclosure, posting for foreclosure, and proceeding with foreclosure sale if the homeowners fail to request a payment agreement, request a hearing or make full payment 45 days following the 209 collection demand letter which will be sent out in March of 2023.
 - c) Reserve Study Bids
 - d) Trash Service Bids
7. **Unfinished Business**
 - a) Shade structures for the pool area

8. Action Taken Since Last Meeting

- a) Clubhouse a/c gate was replaced and rekeyed to match the rest of the common area gates, and new lockbox installed on front gate along with 7 extra keys- \$550.00
- b) Secured back gate of a vacant home with a pool, in the community - \$165.00
- c) Repaired discharge leak on baby pool, along with melted discharge pipe on the #1 system, and repaired the chlorinator - \$508.92
- d) Complete access system upgrade approved - \$13,320.00
- e) 911 Phone replacement \$295.00
- f) Comcast Service Order Agreement to include install/buildout approved - \$301.00
- g) Approved destroying outdated files that the Association is currently paying to store (saving the Association \$87.95/month in storage fees) - \$ \$617.60
- h) Clubhouse door/lock was repaired.

9. Set Next Meeting: April 20, 2023

10. Adjournment