

Lakes of Coppell Owners Association, Inc.
Board of Directors Meeting Minutes
Location: San Daniele Italian Eatery & Bar

February 21, 2024

Board Members Present:

Mary Lynn Winn, Dan Gray, Bobby Finken, Lee Simmons, & David Hogan

ACC Members Present:

Mike Rigley and Ivan Castro Tapia

Also Present:

Donna Haster, CMA Association Manger

CALL TO ORDER

A quorum having been established; Mary Lynn called the meeting to order at 6:35 PM.

HOMEOWNER FORUM

No owners were in attendance.

APPROVAL OF MINUTES

Dan Gray motioned to approve the January 17, 2024 meeting minutes. Mary Lynn seconded the motion; the motion passed.

OLD BUSINESS

Holiday Lights – Board discussed desire to seek competitive bids in July 2025.

Chalfont Bench Request – Board unanimously agreed an additional bench is not needed in th is area. CMA to keep a close watch on the existing bench slats for replacement needs.

Lake Naming Project – Dan Gray provided an update stating he received confirmation of receipt of the proposed lake names from the US Board on Geographic. Dan will provide next update at April Board meeting.

NEW BUSINESS

Lone Star Fountain Preventative Maintenance Proposal – Dan Gray proposed a customized 2 year agreement to include semiannual inspections to test fountains, lights and timers with pre-selected inspection dates. Inspections should coincide with time changes. CMA to present to Lone Star Fountain for a revised proposal.

Irrigation Proposal – Lee Simmons motioned to approve Lone Star Fountain’s proposal #59738 for repairs identified on the January irrigation inspection. Mary Lynn seconded the motion; the motion passed.

Tilapia Proposal – Dan Gray motioned to approve Magnolia Fisheries proposal to stock the lakes with 200 Tilapia. Lee Simmons seconded the motion; the motion passed.

Reserve Study – CMA recommended obtaining bids for an updated Reserve Study, which was included in the 2024 Budget. The Board was unanimous in not wanting to move forward with a Reserve Study.

Yard of the Month – Board discussed the desire to find a member(s) interested in reviving Yard of the Month. Board agreed to solicit at the Annual Meeting.

REPORTS

Management Report – Donna Haster reviewed the February Management Report.

Financials – The Board reviewed the January 2024 Financial Report.

ADJOURNMENT TO EXECUTIVE SESSION at 7:35 PM

RECONVENED TO OPEN SESSION at 7:50 PM SUMMARY OF EXECUTIVE SESSION

The Board unanimously approved to take foreclosure action on the following accounts:

#00400000123 & #00400000644

ADJOURNMENT

The meeting adjourned at 7:55 PM

APPROVED AT THE MEETING ON: April 17, 2024