

Lakes of Coppell Owners Association, Inc.
Board of Directors Meeting Minutes
Location: Ole's Tex Mex
April 19, 2023

Board Members Present:

Dan Gray, Bobby Finken, Lee Simmons, & Bob Armstrong

ACC Members Present:

David Hogan, Ivan Castro Tapia, and Michael Ridgley.

Also Present:

Donna Haster, CMA Association Manger

CALL TO ORDER

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

HOMEOWNER FORUM

Owners present were provided with the opportunity to address the Board on any Association related topics.

ELECTION OF OFFICERS

Dan Gray motioned to elect the following officers. Bobby Finken seconded the motion; the motion passed.

President	Mary Lynn Winn
Vice President	Bob Armstrong
Secretary	Dan Gray
Treasurer	Bobby Finken
Director	Lee Simmons

APPROVAL OF MINUTES

Dan Gray motioned to approve the February 15, 2023 meeting minutes as presented. Bob Armstrong seconded the motion; the motion passed.

BOARD ACTIONS TO RATIFY

Dan Gray motioned to ratify the following Board actions approved by email vote:

- Lone Star Fountain proposal – 2HP motor for Fountain #8
- Land Care February Irrigation Proposal
- Tipton Construction Deforest Fence Repair Proposal
- Land Care Revised Landscape Improvement Proposal

OLD BUSINESS

Lake Plat/Naming Update – No Update.

Street Sign Toppers – In Mary Lynn's absence, Donna provided an update the City has begun installing the replacement street signs toppers.

Laguna Lake Wall – Bobby Finken reported engineer Mike Gundy inspected the wall and found no signs of movement. CMA provided Bobby with a history of repairs from past invoices, which was shared with the property owner at 947 Laguna Drive. Board unanimously agreed to request Mike Gundy to inspect the lake wall behind this home on an annual basis.

NEW BUSINESS

Laguna/Spillway Dredging Proposals – Bob Armstrong reported further research needs to be done to determine where in the lake the silt at the base of the spillway can be relocated to. Bob will further review the Sediment Study with American Underwater Services and provide a recommendation at the May Board meeting.

Tree Requirements – The Board discussed the Design Guidelines.

Annual Meeting – Board unanimously agreed to allow owners that attend the meeting to also be eligible for the annual assessment raffle prize.

Storm Drain Markers – Dan Gray motioned to approve the purchase of "No Dumping Drains to Lake" storm drain markers and Fernando Cruz to install them. Lee Simmons seconded the motion: the motion passed.

REPORTS

Management Report – Donna Haster reviewed the April Management Report.

Financials – The Board reviewed the March 2023 Financial Report.

ADJOURNMENT TO EXECUTIVE SESSION at 7:44 PM

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

The Board reviewed the collection status of delinquent accounts.

ADJOURNMENT

The meeting adjourned at 7:50 PM.

APPROVED AT THE MEETING ON: May 17, 2023