

Mission Manor

Meeting Minutes

Pool Area

Mission, Texas 78572

May 20, 2021

MMHOA President, A. Malhotra, called meeting to order at 8:03 am.

Members attending: A. Malhotra, N. Ewasko, P. Bond, A. Tunseth, B. Salinas and D. Solis. D.King was also present. B. Bloczynski was absent.

1. Welcome: MMHOA President, A. Malhotra welcomed everyone.
2. Minutes: April 15 meeting minutes were read by all members. A. Malhotra motioned to approve the minutes and P. Bond seconded the motion. Motion carried.
3. Treasurer's Report: Bank balance on May 20 is \$58,242.35.
4. Updates:
 - HOA Dues: A letter to 1604 Iowa residence was sent during the third week of April to set a plan for dues to be paid, but there was no response. The board agreed to send the letter again but this time it will be certified.
 - Property for sale: There are no properties for sale.
 - New Microsoft 365 Office License: L. Vasquez sent an email to the board asking for approval to have one of the five 365 licenses the board possesses. A. Malhotra and D. Solis will contact L. Vasquez to answer his request.
 - SPA Leak: D. King is still waiting for a company from Brownsville to contact him on a date to come fix the leak.
 - Pending Occupancy Forms: D. Solis will provide an Occupancy form to A. Tunseth to be delivered personally to the residents of 1604 Iowa. A. Malhotra will talk with the residents on 1711 E. Gastel to corroborate residency information. He will proceed to fill out the form and sign it.
 - Pond Water: The pond is full!!
 - Awning: The board will wait on this issue.
 - MM Telephone Directory: D. Solis will update it and provide a hard copy to B. Salinas.
 - Yard Signs: The board came to a consensus to inform all residents, if needed, to keep any yard signs close to their home front.

- LP gas tanks / generators: P. Bond provided the board members with information on rules on where gas tanks can be placed. The LP tank size that can be placed anywhere within the property is less than 125 gallons (124 and below). LP tanks that weigh 125 + gallons require the 10 feet space. Tanks that weigh above 250 gallons require more space.

5. Other Business:

- Bathrooms/ Showers Roof Repair bids: There were 3 roof repairs bids. Estimates and pictures taken by all three companies were compared. All pictures were similar. One company asked for \$650.00, another asked for \$600.00 and the third one asked for \$425.00. A. Malhotra motioned to approve the bid for \$425.00. N. Ewasko seconded the motion. All members approved the motion. Motion was carried.
- Champion Electric rate approval: D. King received information from the electric company and explained that the rates are down and that the board should take advantage of the rates. P. Bond said that she will take care of contacting Champion Electric Company.
- 1601 E. replacement trellis: D. King explained that the residents, who do not speak English, on this property used materials that are not in accordance with the covenants to replace a trellis on the back of the property. B. Salinas explained that as long the repairs look nice and are on the back of their property, that we as a board should compromise to accept residents' improvements. The board will look at the improvements and bring the issue to the next meeting.
- Grubs: D. King explained that the problem was caused maybe by the drought. Since it rained maybe the problem will go away on its own. It was agreed to wait on this issue.
- MMHOA Insurance: A. Malhotra explained that he received from L. Vasquez an insurance form for the common area to be filled out. He said the form is very extensive and requires information he does not know how to obtain. He will send the form to all members to help complete the form which is due in July. All members agreed to help with this task.
- Tree Trimming: P. Bond got an estimate of \$300.00 to trim a tree by the pool front entrance. The board decided to keep the tree and wait to see if it will recover on its own.

Next Meeting: June 17 at 8:00 at the Pool Area

A. Malhotra motioned to adjourn the meeting and N. Ewasko seconded the motion to adjourn. Meeting ended at 9:52 am.