

Waterford Oaks PID #2
Board of Directors Meeting
Grady Lamb Police Building
601 E. Belt Line Rd., Cedar Hill, TX
Minutes
Monday, February 14, 2022

1. Call to Order

The monthly Board of Directors meeting of the Waterford Oaks PID #2 (“WOPID”) was called to order at 7:00 p.m. by Leonard Howza, President. Howza and the following directors were also in attendance: Roland Fuller, Carolyn Moody, Clodette Turner, and Anthony Moore.

Absent board members: Jerry Reed and Pamela Williams

Other citizens/volunteers attended: Vendetta Mitchell

Associa PMG-NTX was represented by manager Thomas Armstrong.

The City of Cedar Hill was represented by Stacey Graves.

2. Introductions

No residents were in attendance.

3. Minutes from January 10, 2022, the Board Minutes were reviewed. There were no questions or corrections raised. Mr. Howza moved to approve the Minutes seconded by Ms. Turner and the motion was approved. **The Treasurer's** report for December was issued in advance to all Board members by Ms. Moody. Mr. Howza moved to approve Treasurer's report, seconded by Mr. Fuller, and the motion was approved.

4. Citizen Forum.

- None. No other residents other than the Board were present.

5. Committee Reports Written reports had been submitted to Board before the meeting.

a. Landscape and Decorations– Leonard Howza and Roland Fuller

- Mr. Howza reported the winter flowers beds were cleared and made ready for Spring flowers.

b. Crime Watch – Clodette Turner, Bertha Walker, and Pam Williams

- Ms. Turner mentioned that the monthly Crime Watch report was sent to the Board earlier. There were only 5 cases on the Offense report for January.
- There is a consensus that there be 3 events for Crime Watch during the year, with City council members to attend.

c. Capital Improvement – Jerry Reed, James Durham, and Donna Patterson

- No report other than the bill for the Hagerman Walking Trail Lighting phase 1 project arrived.
- Projects pending:
 - Hagerman Monument area irrigation – remains on hold
 - “Phase 2 Lighting” - No acceptance yet of proposal or date planned for extra lighting along the walking trail from Stoney Hill/Duncanville heading south to Oak Creek trailhead.

d. Monitoring Code enforcement & litter –Roland Fuller & Jimmie Champion

No report.

f. Compliance Committee – Leonard Howza and Tom Armstrong

No issues. Vendors' performance continues to be acceptable.

g. Bulk pickup signs: Roland Fuller, Annie Jones, Kim Crawford-Anderson, Clodette Turner, and Lueretha Jones-Slack

Appreciation expressed again for volunteers is consistently placing bulk pick-up signs.

e. Outreach Committee - Anthony Moore Sr.

- Signs to introduce committee signs were obtained from Lone Star in Red Oak

- Mr. Moore reported that the website was updated with news about the committee. And a form to solicit additional members. On March 7th an Outreach meeting will be held in conjunction with Crime Watch Committee at the same facility as the Board meetings. Customized Crimewatch T-shirts (Yellow) will be ordered to pass out at the meeting.

6. Property Manager Report –

- a. Repair/replacement of the lighting of the Hageman monument will be handled by JK Electric.
- b. The fountain contractor is still unable to locate a leak. The manager continues having difficulties with having to refill Duncanville's large fountain daily, probably due to the still-unsolved leak.
- c. Mr. Armstrong was reminded that the contractor for the Flag program must submit a vendor application to the City purchasing program.
- d. The City sent a letter dated December 14, 2021, indicating the backflow device on 100 N. Waterford Oaks needs an annual inspection. Mr. Armstrong stated he did not remember ever being required in the past. He will contact City to determine what vendors are certified to perform work.

7. Crime Watch Meeting -

Planned for March 7, 2022, at 7:00 PM in the Grady Lamb building. New signs and T-shirts are to be ordered.

8. Board Update / Approvals

- Mr. Howza moved to allocate \$30,000 from the budget to pay for phase 2 of the Solar Lighting program leading from Stoney Hills/Duncanville south approximately 700 feet toward Bee Creek. It is estimated that 8 or 9 light posts and solar panels will be needed. Motion seconded by Ms. Turner, and the motion was carried.

9. Adjournment: Seeing as no further business, the meeting closed at 7:57 pm.

10. Next Meeting: President announced Monday, April 11, 2022, for the next formal board meeting.

Submitted by Thomas Armstrong, Property Manager – Waterford Oaks PID #2