

**Waterford Oaks PID #2**  
**Board of Directors Meeting**  
**Grady Lamb Police Building**  
**601 E. Belt Line Rd., Cedar Hill, TX**  
**Minutes**  
**Monday, August 14, 2023**

**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. The following directors were also in attendance: Anthony Moore, Carolyn Moody, Clodette Turner, and Roland Fuller.  
Directors Absent: Jerry Reed and Pam Williams  
Other citizens/volunteers attended: Doris Bedford-Smith, Jimmy Champion, and Tia Pettis.  
City of Cedar Hill: Jeanette Cosme.  
Principal Management Group Thomas Armstrong.

**2. Citizen Forum**

- Doris Smith mentioned a STOP sign bent along Waterford Oaks. Mr. Howza said he would report it to the city.”

**3. Minutes** The Board reviewed the Minutes from the July 10, 2023, meeting. There were no questions or corrections raised. Mr. Howza moved to approve the Minutes, seconded by Ms. Moody, and the motion passed.

**4. The Treasurer’s Report** Ms. Moody had emailed the report to all directors in advance. As there were no questions, Mr. Howza moved to accept the information, seconded by Ms. Turner, and the motion passed.

**5. Committee Reports**

**a. Landscape and Decorations– Leonard Howza and Roland Fuller**

Mr. Howza reported flowers were changed out in beds. One mowing visit was missed. There seems to be an irrigation problem on Calvert.

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

Ms. Turner reported six items on the Offense report for June—plans for a National Night Out event at the elementary school to be held on October 3.

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

Ms. Pettis reported the committee met twice in July. Ms. Pettis and Mr. James Durham visited Armstrong Park and Bear Creek neighborhood to evaluate exercise equipment. They are requesting preliminary quotes.

**d. Monitoring Code Enforcement & Litter – Roland Fuller, Jimmie, and Vicki Champion**

Mr. Fuller reports contracts progressing satisfactorily.

**e. Bulk Signs: Roland Fuller, Annie Jones, Kim Crawford-Anderson, Lueretha Jones-Slack, Clodette Turner, Jimmy Porter and Anthony Moore Sr.**

Mr. Fuller offered that if anyone needs more bulk pickup signs, he can bring them to their homes. Mr. Howza recommended each Board member have one for their yards.

**f. Outreach – Anthony Moore Sr., Vendetta Mitchell, Curtis Sanders, and Tiffanie Plummer.**

Mr. Moore mentioned plans are still underway for a Neighborhood Garage Sale event in Fall, probably late October. His committee will assist Crime Watch in the National Night Out event. Volunteers should wear yellow Tee shirts for the event. Police will supply banners. Mr. Armstrong will try to get his company to provide some free materials, and Associate is one of the national sponsors of the nationwide event. City rep Ms. Cosme said the city will send postcards for this event.

**g. Traffic Safety – Pam Williams, Yvette Sanders, Jimmy Porter, Steve Bryant, and Howard Williams**

Mr. Howza reported for Ms Williams. He said police will provide radar speed limit signs at 5 locations. He discussed testing along Calvert, Waterford Oaks, and White Street last year to determine the best locations. He said he would send a police report to board members. Some digital signs, such as speed limit signs, may be attached to existing posts.

**6. Property Manager Report –**

- Postcards for election nominees were issued on 8/11. The deadline for submission is to be moved forward for another week beyond the 8/19 date stated on the postcard. He explained there would be sufficient time to mail out ballots if there are more nominees than the four-member seats up for election.
- Irrigation for Hageman is still pending City authorization. Josh McLerran, Parks Superintendent, would be the point of contact. Mr. Howza mentioned he believes the work will be completed by August 28. Mr. Armstrong located a supplier for a new Weather Matic irrigation controller. He thinks we would need enough capacity for five zones. The prospective device is the basic model, having room for 16 zones. He has a quote dated 8/2 for \$2,555.99. Supplier is to receive vendor packet from City. The annual subscription for internet access is \$299.00. The Board voted to accept the proposal unanimously.
- Mr. Armstrong reported he sent post-damage photos to the insurance claim adjuster with a bill from the Flock supply company.

**7. Other Business:**

- a. Martinez was replacing dead shrubs and Crape Myrtle trees & shrubs along Joe Wilson. Mr. Howa mentioned the replacement of shrubs and trees was delayed because of intense heat.
- b. The Board held a virtual Zoom meeting on July 19 to act on the proposal for Holiday lighting in the range. A quorum of directors was present, and the proposal was accepted.

**8. Adjournment:** no further business. The meeting closed at 7:53 p.m.

**9. Next Meeting:** The President announced the next meeting to be held on September 11, 2023, at 6:30 p.m. at Grady Lamb Police Building, immediately following the annual election meeting.

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