

**Barrington Place Homeowners Association, Inc.
Board of Directors Meeting Minutes
January 19, 2016**

In attendance:

	Board Members		Management		Guests
	Phil Rippenhagen, President	X	Angela Connell	X	Officer Eric Babnew, City of Sugar Land
X	Ken Langer, Vice-President				
X	Lynn Johnson, Secretary				
X	Alfred Lockwood, Treasurer				
X	Melanie Cockrell, At Large				

(Please check mark to the left of individuals who are present)

Call Meeting to Order:

Due notice of meeting and a quorum established, Open Forum was called to order by the Vice-President, Mr. Ken Langer, at 7:00 P.M. The meeting was conducted at the clubhouse located at 13318 Rosstown Drive, Sugar Land, TX 77478.

Call Open Forum to Order:

Several residents were in attendance with concerns regarding deed restriction enforcement, traffic control, annual assessments, and the open carry handgun policy. Officer Eric Babnew was present to report on the months patrol activity and to hear concerns from the residents.

Call Business Meeting to Order:

The Board appointed Melanie Cockrell to the vacant board position.

Actions between Meetings:

No action taken.

Approve Minutes of Previous Meeting:

The minutes of the December 15, 2015 meeting were approved as written.

Committee Reports:

- a. Crime Watch Committee – No report.
- b. Architectural Control Committee – No report.
- c. Recreation Committee – API reported the City of Sugar Land Extravaganza was scheduled for March 19, 2016. API will confirm with the committee as to the date of the association Easter Egg Hunt.
- d. Beautification Committee –
 1. Mrs. Lynn Johnson reported the Christmas Decorating Contest were awarded and gift cards sent.
- e. Communication Committee – No report.

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Treasurer's Report:

- a. Cash Balances – 12/31/2015 \$379,855.97
- b. Delinquencies – 12/31/2015 95.94% collected
- c. Review Financial Reports – no report.

Management Report:

- a. Correspondence received by Association, Directors, Management -
- b. Association Business and Operations –
 - 1. API reported that Walmart had resubmitted plans for a grocery store to be located on West Airport near Alston Road. A meeting will be scheduled to meet with the City of Sugar Land and representatives from Walmart to address the communities concerns and to discuss how they have been addressed during planning.
 - 2. No further report regarding the Alpha & Omega Ministries.
- c. Common Area Maintenance Report –
 - 1. The Board approved the Cypress Creek Mosquito Contract renewal.
- d. Pool Report –
 - 1. Lifeguard Contract – API reported lifeguard proposals were being solicited for the 2016 pool season.
- e. Park Report – No report.
- f. Clubhouse Report –
 - 1. The Board discussed final decorations to the clubhouse and the installation of the blinds.
 - 2. The Board reported on the meeting held with Gary Lee to discuss new policies with the self-defense class returning to the clubhouse in regards to storage of class equipment and overall facility usage rules.
 - 3. API reported the clubhouse rental policy had been sent to be filed and will be uploaded to the website upon return.
- g. Website Report – No report.

Executive Session

Reconvene in Open Session and Report on Actions Approved During Executive Session.

- a. Collections
 - 1. Enforcement Action – No action.
- b. Deed Restriction Report
 - 1. Enforcement Action – No action.

Set Date, Time and Agenda of Next Meeting/Adjournment

The next Board of Director's meeting is scheduled for Tuesday, February 16, 2016 at 7:00 P.M. at the clubhouse located at 13318 Rosstown, Sugar Land, TX 77478.

Being no further business; the meeting was adjourned by the Vice-President, Mr. Ken Langer at 9:00 P.M.

Submitted by: _____, Agent

Date: _____

_____, President

_____, Secretary