

**REGULAR MEETING OF THE BOARD OF DIRECTORS  
OF THE  
FOX RUN MAINTENANCE ASSOCIATION  
GENERAL SESSION**

STATE OF TEXAS:  
COUNTY OF MONTGOMERY:

The Board of Directors of the Fox Run Maintenance Association met in a regular meeting of the Board of Directors on Monday, May 8, 2023, 7 p.m., immediately following the completion of the Reconvened Annual Meeting of 2023, at the Association's Meeting Room located at 29214 Fox Run Blvd.

The Open Board Meeting was called to order by Mr. Stewart. He motioned to elect the Board Officer Positions as follows:

Director Mr. Melvin Stewart as President, Motioned by Ms. Schmelter, seconded by Mr. Willcockson, and carried.

Director Melvin Willcockson as Vice President, motioned by Mr. Stewart, seconded by Ms. Baten and approved.

Director Tammy Baten as Secretary, motioned by Ms. Schmelter, seconded by Mr. Willcockson and carried. Ms. Baten will serve a three year term.

Director Juanita Torres as Treasurer, motioned by Ms. Schmelter, seconded by Mr. Willcockson and carried. Ms. Torres will serve a two year term.

Phyllis Schmelter will serve as a Director.

Also present was Eileen Ferris of Consolidated Management Services and Sergeant Bratton of MCCO Pct.3.

Ms. Ferris approved Four ACC Applications for April 2023.

**COMMITTEE REPORTS**

**SECURITY-** Sergeant Bratton was present for the meeting and reviewed the Security report.

**EVENTS-** Ms. Schmelter announced the Summer Pool Bash will take place on July 15, 2023 from 2pm – 6pm. There will be food, fun things to do, and a DJ.

**YARD OF THE MONTH-** Will begin this month.

**TODDLER PARK-** No reports available.

**POOL-** Mr. Stewart announced the three lifeguard stands have been installed and the Sweet Gum Tree has been removed. The Board approved Texas Pools bid for \$22,655.55 on May 1, 2023 via email to install new layer of spray deck to the splash pad, and new mastic joints. The work is set to begin next week.

The Board then reviewed a proposal from Loggins Construction for \$9,160.00. New shelving in the storage room, painting gates, doors, trim, rewiring ground pumps, new splash pad switch, and relocating control box. Ms. Schmelter motioned to accept the bid, seconded by Ms. Baten and approved.

**GROUNDS-** The Board is awaiting another bid for the secondary parking lot.

**WEBSITE-** No reports at this time.

The Board then opened the floor for a Q&A session with eight guests present.

There being no further business, Mr. Stewart motioned to adjourn the Regular Meeting to the Executive Session at 8:00 pm.

**EXECUTIVE SESSION-** The Board reviewed a proposal to accept a reduced sum on a deed restriction lawsuit. Mr. Willcockson motioned to seek the full amount, seconded by Mr. Stewart and carried.

There being no further business, Mr. Stewart motioned to adjourn the Executive Session at 8:15 pm. The Annual Meeting will be held on June 12, 2023 at the Clubhouse, 7pm.