

**FOREST WEST COMMUNITY IMPROVEMENT ASSOCIATION
BOARD MEMBER MEETING MINUTES**

DATE: August 5th, 2014

PLACE: Forest West CIA, Inc. Pool 5335 Lost Forest Dr, Houston, Texas 77092

ATTENDING: David Ojeman, President
Kirk Waldron, Vice President
Tonya Cantu, Treasurer
Alice Ott, Secretary
Ben Tuma, Architectural Control & Deed Restrictions
Philip Bush, Pool Director
Tom Demary, Director

51 Members of the Association in attendance

Time: 7:09 pm

A. DISCUSSION:

1. Todd Miller with Beacon Residential Management went over the Financials ending 7/31/2014.
2. David Ojeman thanked everyone for attending. He explained that the purpose of the meeting was to inform and bring to the attention that the current deed restrictions for Forest West CIA, Inc. are out of date. The Board feels it is the Association's best interest to update the deed restrictions to incorporate restrictions not present in the existing covenants, i.e. fence materials, roof materials, etc.
3. The Board would like to form a committee to determine what updates are needed for the Association. The committee would be formed with at least one Board Member and the remaining seats to be filled by Members of the Association. The committee would present the needed updates to the Board and General Membership for discussion, attorney review, and Membership approval.
4. The Board also feels the Annual Assessment rate needs to be changed to a uniform rate for all lots as opposed to the rate being governed by the square footage of the lot. The Board's goal is not to raise rates, yet to bring everyone to a fair and standard amount for all lots, to eliminate the Community Service Fee, and keep up with monthly expenses and utilities. There has been no decision how the rate will be determined as of today.
5. In order for Forest West CIA, Inc. to adopt these updates 51% of the General Membership must be in favor. The committee will go door to door and contact Members of the Association by phone and email to receive the required majority approval by way of signatures on a petition.
6. The Board is calling for volunteers interested in assisting the Association in this task. Please contact Beacon Residential Management by phone 713-466-1204 or by email brent@brmtexas.com.

Adjournment: 8:12 pm

Prepared by Brent Miller, Community Manager, Beacon Residential Mgmt, LLC.