

**COPPER LAKES HOMEOWNERS ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING  
MINUTES  
JULY 28, 2014**

A meeting of the Board of Directors of Copper Lakes Homeowners Association, Inc. was held at 3:00 p.m. at the offices of Planned Community Management, Inc. ("PCMI"), 15995 N. Barkers Landing, Suite 162, Houston, Texas 77079.

Present:	Marc Jones	President
	Tim Miller	Vice-President
	Vincent Johnson	Treasurer
	Stephen Wright	Secretary
	Aron Austin	Vice-President (departing)

Guest(s): Sara - ALPC  
David Layman C.M.C.A, Planned Community Management, Inc.

**Confirm quorum and call to order**

Quorum was confirmed and the meeting called to order at 3:00 PM.

**Approval of Prior Meeting Minutes**

Board of Directors reviewed minutes from May 20, 2014. A motion was made to approve the minutes and seconded and minutes approved unanimously.

**Management Presentation:**

David presented to the board his introduction and explained the internal changes at PCMI. The board offered many questions and David reassured them we were still here to conduct business for them.

**AMERICAN HOMES PRESENTATION**

Isaac Kyle regional director for America Homes was questioned by the board for several minutes with concerns about a home in the community that had been a "grow house". The home has to undergo a legal hurdle, and a home renovation prior to making it habitable again. Legal issues were discussed concerning this issue.

**Action Items Presented**

Action items presented to Board.

**Irrigation Reporting**

ALPC presented an update on some irrigation repairs and needs.

**Landscape Update Proposal**

ALPC presented several bids for various projects within the community. The BOD signed off on two of the bids presented.

Aron also agreed to ride the community and look at other issues ALPC wishes to determine if the board is interested in.

**Financials**

**ARC Changes**

NONE

**Fencing Requirements**

NONE

**ARC Report**

TABLED

**Treasurer's Report**

TABLED.

**Committee Reports**

No report for community, communications, directory or grounds.

**Safety & Security Report**

NONE

**MUD Report**

Marc Jones presented a report on MUD activity and suggestions for landscape and potentially a recreation area

**Holiday Decorations**

NONE

**Adjourn**

There being no further business the meeting was adjourned at 5:00P.M

Approved:

8-28-14

Date



Marc Jones, President