



# **MARSHALL RIDGE HOMEOWNER'S ASSOCIATION, INC.**

**Open Session ( draft agenda subject to change )**

January 25, 2023 6:00 PM  
Community Clubhouse  
1830 Sterling Trace Drive  
Keller , TX 76248

## **OPEN SESSION BOARD OF DIRECTORS MEETING AGENDA**

### **I. CERTIFICATION OF QUORUM**

### **II. APPROVAL OF AGENDA**

### **III. APPROVAL OF PRIOR MEETING MINUTES**

**A. OCTOBER 19, 2022 BOARD MEETING MINUTES**

### **IV. COMMITTEES**

**A. SOCIAL**

**B. LANDSCAPING**

### **V. FINANCIAL REVIEW**

**A. MONTH ENDING FOR DECEMBER 31, 2022**

### **VI. REPORTS**

**A. MANAGER'S TASK LIST**

**B. INSURANCE CLAIMS - AMENITY CENTER FLOOD & HAIL STORM DAMAGE.**

**C. PENDING PROJECTS**

**D. REPORTING REQUIREMENTS OF THE NORTHERN TRINITY GROUNDWATER CONSERVATION DISTRICT**

**E. ANNUAL CALENDAR 2023**

### **VII. PRIOR BUSINESS**

**A. LANDSCAPING PROPOSALS - POND PERIMETER CLEAN UP**

**B. PAINT COLOR SELECTION FOR AMENITY CENTER STAIN & BRIDGE**

C. BASKETBALL HOOP ACC GUIDELINE UPDATE

D. ROUNDABOUT CAMERA SYSTEM & UPGRADE TO CLUBHOUSE CAMERAS- PROPOSAL

E. CLUBHOUSE/AMENITY HOURS OPEN WITHOUT RENTALS

#### **VIII. NEW BUSINESS**

A. MANAGEMENT CONTRACT - FIRSTSERVICE

B. LANDSCAPING PROPOSALS - FRONT ENTRANCE ENHANCEMENT, CATTAILS REMOVAL, ETC.

C. RESERVE EXPENDITURES REVIEW - 2023

D. FITNESS EQUIPMENT - REPLACEMENT

E. POOL PLASTER AND DECKING PROPOSALS

F. POND SEDIMENT SURVEY

G. POND CONTRACT RENEWAL - MAGNOLIA FISHERIES

H. LIFEGUARD SERVICE CONTRACT

I. PAINTING PROPOSALS - BRIDGE, LIGHT POST AND MONUMENT SIGNS

J. FEE WAIVER POLICY - REVISED

#### **IX. ACKNOWLEDGMENT OF ACTION TAKEN OUTSIDE OF A MEETING, IF ANY**

A. SITE LANDSCAPING - \$998.41 FLOWER BEDS IRRIGATION REPAIRS

B. SITE LANDSCAPING - \$15,268.72 IRRIGATION REPAIRS

C. SITE LANDSCAPING - \$3,702.43 ENHANCEMENT IRRIGATION REPAIRS

D. EAGLE PAINTING - CLUBHOUSE STAIN FOR HAIL STORM DAMAGE CLAIM \$12,000

E. EAGLE PAINTING - DOORS, LIGHT FIXTURES AND CROSS BEAMS \$2,600

F. FLAG POST SOLAR UP LIGHTING \$268.75

G. WALMART \$598.59 - 65" TV FOR CLUBHOUSE

H. TAMRAK SOLUTIONS - CLUBHOUSE FIREPLACE REPAIR \$589.96

#### **X. HOMEOWNER OPEN FORUM**

#### **XI. ADJOURNMENT**

\*Homeowner Open Forum is devoted to unit owners' comments. Residents are permitted to speak to the Board of Directors during open forum but are asked to limit their concerns to 3 minutes. Except in emergencies, no action may be taken upon a matter raised under this item on the agenda until the matter itself has been specifically included on the agenda as an item upon which action may be taken.