

THE MILLRIDGE NORTH, SECTION I, COMMUNITY IMPROVEMENT ASSOCIATION HELD THEIR 2009 ANNUAL MEETING OF THE MEMBERSHIP AT 6:30 P.M. ON NOVEMBER 16, 2009 AT THE NORTHWEST HARRIS COUNTY LIBRARY WHICH WAS LOCATED AT 11355 REGENCY GREEN DRIVE IN CYPRESS, TEXAS 77429. MEETING NOTICE HERETO ATTACHED AS EXHIBIT "A".

CONFIRM QUORUM & CALL TO ORDER

The 2009 Annual Meeting of Members was called to order at 6:30 p.m. There were 58 lots present, 24 lots in person and 34 lots by proxy, representing a quorum of the membership.

INTRODUCTION OF BOARD MEMBERS AND OPENING REMARKS:

Mrs. Carol Campbell introduced herself and Board Members Jack Savage and Kurt Liebendorfer, Crest Management personnel Rachel Schmutz and Michael Barrera, and the guest speakers present which included Mark Johnson with the Harris County Constable's Office Precinct 4 and Brad Walton with Messock & Walton Attorney's at Law.

PRIOR YEAR'S ANNUAL MEETING MINUTES

The minutes of the 2008 Annual meeting were presented to the membership for review. A motion was made to approve the minutes as presented. The motion was seconded and carried to approve the 2008 Annual Meeting minutes as presented.

PRESIDENT'S REPORT

Board President, Carol Campbell, presented her annual Presidents' Report to the membership. She thanked her current Board of Directors for a job well done. Mrs. Campbell also acknowledged Crest Management and thanked them for their managing and up keep of the neighborhood. She updated the membership on all current and future improvement plans. Mrs. Campbell thanked the homeowners present for paying their assessments and maintaining their homes. She also thanked Ms. Melissa Knoll for volunteering to head the Neighborhood Watch Committee. Mrs. Campbell thanked everyone for attending and stated that she has enjoyed her time on the Board.

ELECTION OF DIRECTORS – 1 POSITION – 3 YEAR TERM

The membership was advised of one position on the Board of Directors up for election and that there was one incumbent, Kurt Liebendorfer. The floor was opened for nominations. There being no additional nominations, a motion was made, seconded and approved to close nominations. There being no candidates running against Mr. Liebendorfer in the election, Mr. Liebendorfer was appointed by acclamation to fill the open position for a 3 year term to expire in 2012.

FINANCIAL REPORT

The financial report for the period ending October 31, 2009 was presented to the membership for review.

REVIEW & PROPOSAL OF PROPOSED 2010 BUDGET

The membership was presented with the 2010 preliminary budget for review. Homeowners' questions were answered from the floor. A motion was made from the floor, seconded and carried to approve the

2010 Budget with no increase setting the assessment rate at \$372.00 for 2010 and approving the 2010 budget as presented to the membership.

HOMEOWNERS' FORUM

Mark Johnson introduced himself to the members present and provided statistics specific to the community from November 2008 through October 2009.

The floor was opened for homeowner questions and comments which included:

- Crime prevention tactics;
- Silverado signs still installed when the child graduated years prior;
- Parking of trailers and commercial vehicles within the community;
- Deed restriction violations and the inspection process;
- Census year and the need to verify Census Employees who visit homes in the community.

Mr. Brad Walton with Messock & Walton addressed the homeowners question regarding a neighboring lot owner outside of the Association who had altered the drainage pattern of his lot causing neighboring residents within the Association to experience flooding and water drainage issues.

ADJOURNMENT

There being no further business to come before the owners, a motion was made, second and unanimously approved to adjourn the meeting at 7:42 p.m.

APPROVED

DATE

SECRETARY