



MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE BELLAVITA AT GREEN TEE HOMEOWNERS ASSOCIATION, INC. HELD ON MARCH 12, 2014 AT 2:00 P.M. AT 1548 N. RIVIERA CIRCLE, PEARLAND, TX. 77581.

DIRECTORS PRESENT

Ruth Southard, President Ron Gerlach, Vice President Bill Burdick, Director
Benny Frank, Director Wayne Johnson, Secretary
Marc Wormser, Treasurer David Dommert, Director

IN ATTENDANCE

7 Homeowners were in attendance
Nancy Triggs, Clubhouse Manager was present.

CALL TO ORDER

Due notice of the meeting having been given and a quorum being present, the meeting was called to order. The President, Ruth Southard, presided.

ADOPTION OF AGENDA

Upon a motion duly made and seconded, the agenda was accepted as corrected.

NEW BUSINESS

- Upon a motion duly made and seconded, a proposal from RS Painting to pressure-wash and paint the exterior of the clubhouse, annex, bell tower, gate house and columns of \$16,700 was approved.
- Upon a motion duly made and seconded, replacing the spa heater by Miller Pools in an amount of \$3,347.50 was approved. The Facilities Committee was asked to determine whether a more reliable system was available.
- Upon motions duly made and seconded, a 2014 annual copier maintenance contract with Konica/Minolta for \$925.41 and a 2013 copy overage invoice for \$1,378.73 was approved.
- Upon a motion duly made and seconded, an annual maintenance contract for the ice machine with C & C Refrigeration of \$893.06 was approved.
- Upon a motion duly made and seconded, a contract with Fermine to repair and caulk 156 Lake Sidewalk joints in the amount of \$4,440 was approved. This will complete 50 to 60% of the joints.
- Upon a motion duly made and seconded a budget of \$1000 for incidental expenses was approved for the Fence Task Force.

- Upon a motion duly made and seconded, use of clubhouse facilities by MUD #18 for early voting from April 28 to May 6 and on May 10 for their board election was approved.

EXECUTIVE SESSION

Executive session was called to consider actions involving personnel, pending litigation, contract negotiations, enforcement actions, matters involving invasion of privacy of individual owners, or matters that are to remain confidential by request of the affected parties and agreement of the Board.

RECONVENE OPEN SESSION

The Board discussed clubhouse staffing and salaries. The Board created a new full-time Office Assistant position to handle "back of house" tasks. The job description is to be reviewed by Clubhouse Committee. The clubhouse manager was authorized to offer this position to Marti Ashabranner.

ADJOURNMENT

There being no further business, the meeting adjourned at 4:15 p.m.

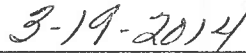
Respectfully Submitted,



Recording Secretary



Approved



Date