

**NOTES FROM A WORKSHOP MEETING OF THE BOARD OF DIRECTORS OF THE BELLAVITA AT GREEN TEE HOMEOWNERS ASSOCIATION, INC. HELD ON AUGUST 28, 2013 AT 3:00 P.M. AT 1548 N. RIVIERA CIRCLE, PEARLAND, TX. 77581.**

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**DIRECTORS PRESENT**

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

This workshop was a working session held to discuss details of items that are pending, ongoing, or expected to come up for Board action at a later date. Items discussed at this workshop were:

- A detailed review of the reserve study and preliminary 2014 capital budget.
- The mobil app for our website that is being tested. Preliminary data does not appear promising without additional development. Decision to purchase will be made at September Board meeting.
- Purchase of new Christmas decorations by Clubhouse and Clubs.
- A quote for leveling the lake sidewalk. Cost was \$9600 to level 42 sections that exceeded ½” level differences between them at joints, not including caulking. Benny Frank will continue to work on this by changing the criteria to reduce the cost.
- A proposed new roof for annex which, while asphalt, simulates the look of the tile roof on the clubhouse.
- Options to provide additional shaded areas on the pool deck.
- New procedures by Grounds Committee have greatly reduced our water usage. This is saving us money but may result in lower well-water use allowance from the subsidence district.
- Feral cats around the clubhouse.
- A proposal to enhance electrical needs at the Clubhouse including several needed new outlets. Cost would be \$6249 which includes securing some loose outlet boxes at the Annex.
- City of Pearland traffic study regarding speed limits and stop signs. The final report has not yet been received. Due to city sign requirements, the cost may be higher than expected. Board will review at next meeting after receiving the report.
- Upcoming meeting schedule: Board Meeting Sept 25, October workshop Oct 16, Board Meeting Nov. 20 and December workshop Dec 18.

Respectfully Submitted,  
Wayne Johnson, Secretary