

# Quakers Landing Civic Improvement Association

## Newsletter

July 10, 2023

Hello neighbors!

Your 2022/2023 QLCIA Board would like to bring you up to date with the “happenings” in our community again.

At the June Board meeting there were only 3 homeowners in attendance. We had hoped to see many more of the community there.

One of the agenda items listed was that formal action may be taken on the front entrance. This was also listed in the April Newsletter.

A motion was made and seconded to accept the updated Brick Restoration (BRI) Contract Proposal and begin work on the long brick wall was for the first phase of the project. This proposal was submitted at the 2022 Annual Meeting.

The homeowners in attendance requested that more information and more homeowner involvement be considered before this type of major expenditure was started.

A motion was then made by a board member requesting that Brick Restoration be contacted, and additional information be clarified regarding the contract. That motion was seconded but not voted on.

A 10% deposit in the amount of \$2512.00 down payment was paid per the contract.

At the last Special Meeting we asked for more community involvement. **That was an agenda item - Homeowner involvement.**

A Board member made a motion requesting a Special Meeting so as to notify all homeowners as to what was voted on and passed with a majority vote. That motion was seconded and I am happy to inform you that the Special Meeting was held. A PowerPoint presentation was given and has been uploaded to the My Quaker'sLanding.com website for you to view if you were unable to attend the special meeting. Liz Shaw together with Jamaica Jenny also assisted neighbors that were unable to attend by hosting the meeting via ZOOM.

The HOA medians and cul-de-sacs were also discussed at the last special meeting. There was many diverse opinions concerning them. Some individuals wanted them removed. The board is going to try and meet with City Officials and speak with them regarding the City assuming some of the cost if this is what the community agrees that they want done. Some other questions were raised as to why the medians were in such bad shape and not being maintained. Greener Cleaner was asked not to maintain them last year because there apparently was not enough funding to maintain the FEMA lots and the County property as well as the QLCIA medians and cul-de-sacs. Last year's Board made the decision not to have the 15 QLCIA properties to continue to be maintained by Greener Cleaner. This is something that many homeowners may not be aware of that now a large portion of their HOA dues are not being spent on some of HOA property. This decision was made by the board alone and was not presented to the community

to ask their opinion or given the chance to vote on this action. We have numerous homeowners that we need to give praise to because they have taken the action upon themselves to mow, weed eat and maintain several of the 15 medians and cul-de-sacs. They are doing a superb job and we are so very grateful!

The homeowners were allowed approximately 1.5 hours to ask questions after the initial presentation. Many of them wanted the historic front Entrance to remain but to have it refurbished with the recommendation proposed by BRI. Questions were also asked as to why did the board decide to take action on the Front Entrance and Brick Walls. The truth is that the Front Entrance and Brick Walls are in serious shape from not being neglected and not being maintained for many years.

There were considerable questions and concerns regarding keeping or doing away with the Brick walls.

It appeared to be the general consensus of the community at the special meeting that more research be done on alternative options.

The Board was asked to see if BRI would hold off on beginning the work. Pat Thomas (Director) contacted BRI and they have agreed to grant a 30-day start delay until the community and the Board can research some other option and proper bids. If it is the will of the majority of the homeowners to try and cancel the contract, we have been informed that the 10% deposit might be forfeited. I am hoping that BRI will agree to change phases and do the much-needed maintenance work on the front entrance in lieu of forfeiting the deposit. We will keep you posted as soon as we hear back from the BRI representative regarding this.

We regret to notify you that Lori Williams has decided to resign as the QLCIA Treasurer. She did a phenomenal job and was instrumental in bringing our HOA into compliance. It has not been in compliance since 2016. John Young also has worked countless hours preserving an enormous amount of documentation and has made it available to all homeowners. He uploaded it to the QLCIA website so each of you can have access to view it at any time. The entire association owes them both a lot of praise. Also, the HOA Bank Statements are on the website as well for full transparency. Any homeowner can view every financial transaction that has taken place this year.

At the last Special Meeting, the board asked for more community involvement. **That was an agenda item - Homeowner involvement.**

All homeowners are encouraged to send the Board any suggestions and proper bids for any ideas regarding the front entrance & walls that they might have.

Lillian and Alan Wilson walked the neighborhood gathering a petition requesting a special meeting. The petition was intended to poll the neighbors to see what many homeowners' feelings were regarding this action to have BRI perform this work that was to be completed in 3 phases and what the homeowners would like to see happen.

Currently that Special Meeting request was granted by the board and is scheduled for July 19, 2023, to be held at the Friendswood Library from 6:30 – 8:30 pm. We do not have the agenda from Lillian just yet and as soon as we receive it, we will post it.

The July Board meeting is currently scheduled for July 25, 2023 at the Friendswood Library from 6:30 – 8:30 pm.

We were asked at the Special Meeting to give more notice before the minimum required 10-day notice so homeowners can submit items that they would like to place on the agenda. If you would like to have any item placed on the Board Meeting agenda, please email that well in advance of the mandatory 10 meeting notice posting.

Jamaica Jenny offered at the Special Meeting to assist with the HOA newsletter. We are excited to share this effort with her.

We will try our best to notify homeowners via an email notification for meetings at least 15 days prior to the meetings. You will also see the meeting will be posted on the neighborhood marquis located at the front entrance of the neighborhood. **We want all to feel welcome and your input is valued and sincerely appreciated.**

Please keep in mind that with 72+ homeowners and if many have requests that it will not be possible to get all the agenda requests in this upcoming meeting. Some of the requests may have to carry over to several upcoming Board meetings. We will certainly make every effort to get as many of the requests on the agenda as the time constraints will allow.

We honestly feel that this board has been willing to accommodate homeowners openly. We have solicited for their involvement via email newsletter, socials and at numerous meetings. This is something that none of the other Boards in past years have ever done according to the documentation that we have on file. We asked for assistance with the DRV help which would also save the community money. The Board has been doing that ourselves.

But if any of you have some free time and would like to assist in this effort, please let us know. Our approach will always be Friendly first. Violations were communicated at the last Special Meeting and now written notices will be delivered. The major violations are trash cans in site. They must be out of site and not visible from the road.

Also, if you would like to have any item placed on a Board Meeting agenda please email that request well in advance of the mandatory 10 meeting notice posting.

We will soon be considering a proper fine assessment for violations that will be communicated to you for your opinion.

***We sincerely hope to see you at your future Board Meetings. That is the most effective and current way to voice your opinions and have your concerns heard.***

As a reminder, please let us know if you see something that is a potential problem or if something needs immediate attention, please contact us so that we may address or call for volunteers that could help. Our community involvement and volunteerism goes a long way helping to save HOA funds that can be utilized for the betterment of our community.

It will always take all of us working together to make this happen.

We hope you appreciate the newsletter, and we welcome any suggestions for inclusions or Improvement. They will be graciously accepted via email.

Also feel free to email us to recognize your neighbor's good deeds as we would like to add a section just for praise and thanks.

[\\*SPECIAL NOTE: Yard of the Month is #1 Earlham. Please take time to drive by and see what a great job your neighbor has done.](#)

\*If you have an immediate concern, please contact the board directly via the info below.

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\*We are constantly updating our email list. IF you are still not receiving the newsletter or meeting notifications, please email or call one of us. It is also a good idea to check your spam email account folder too.

**And finally, please respond to this newsletter email and let us know that you received it.**