

# MAPLE TERRACE

## HOMEOWNERS ASSOCIATION, INC.

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112 South Bonham Av., Cleveland, TX 77327

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### Meeting Minutes December 15, 2025

**DIRECTORS PRESENT:** Marinda Ford, Jennifer Loise

**OTHERS ATTENDING:** Jaime Burns (Choice Association Management)  
Dennis Ford

**I. Call to Order:** Marinda Ford called the meeting to order at 3:11 P.M.

**II. Public Comment:**

- None

**III. Reports:**

- **Financial Report:** Jaime Burns distributed the Financial Report.
  - Jaime Burns informed the Board of the HOA's ongoing financial shortfalls and noted that Choice Association Management is again withholding their invoices. She further reported that the management team has not received payment since June 2025 and will be writing off the outstanding balance to allow the HOA to begin the new year in a positive financial position.

**IV. Old Business:**

- The Board discussed the request to move the quarterly meeting for 2026 to a meeting room close to the community. Jaime Burns informed the Board that she is working with the Spring Fire Department to make use of the meeting room at Station 74. She stated that the only issue is that the Fire Department can only schedule outside use of the meeting room at the beginning of each quarter. The other issue is that they reserve the right to cancel any outside meetings without notice.

**V. New Business:**

- The Board discussed the upcoming 2025 Holiday Ligh Contest.
  - 1<sup>st</sup> place winner will receive \$100.00 gift card
  - 2<sup>nd</sup> place winner will receive \$75.00 gift card
  - 3<sup>rd</sup> place winner will receive \$25.00 gift card

Gift cards presented by Choice Association Management.

- The Board discussed the following Assessment files to be turned over to the Association attorney for collection:
  - Account # 17299
  - Account # 17302
  - Account # 21078
  - Account # 17316
- The Board discussed the following DRV files on the Deed Restriction Summary Report to be turned over to the Association attorney for enforcement:
  - Item # 7
  - Item # 8
  - Item #9
  - Item #42
  - Item #45

**VI. Motions:**

- Marinda Ford moved to send the following accounts to the Association attorney for collection: 17299, 17302, 21078, and 17316. Jennifer Loise seconded the motion. Motion carried.
- Jennifer Loise moved to send the following item numbers off the Deed Restriction Summary Report to the Associations Attorney for enforcement: 7, 8, 9, 42, and 45. Marinda Ford seconded the motion. Motion carried.

**Adjournment of Meeting: Marinda Ford adjourned the meeting at 4:05 P.M.**