

Point Aquarius Property Owners Association
Board of Directors' Meeting
Minutes - Approved
Thursday, June 10, 2021

Board Members Present:

- Tammy DeVine, President
- Brandi Burke, Vice President
- Brenda Wendt, Secretary
- David Sellers, Treasurer
- Steve Hake –(Via-online)
- Sarah McDowell
- Starling Ishee
- Sue Westerfield
- Roland Morgan

The monthly Board of Directors Meeting was held at the Community Center and online via Microsoft Teams. Meghann Barnes and Susan Hamelin of Investment Management Company were present.

Executive Session

- Republic Recycling
- Deed Restriction /Violations
- Attorneys moving forward with a lawsuit on deed violation
- Pool Monitors
- Move to open session providing a summary of action taken

Reconvened to Open Session


- Regular open Board Meeting called to order by Board Tammy DeVine at 7:05 pm and a quorum was established.
- Tammy DeVine recapped Executive Session: The Board met with Brandon Boyd with our IT Company for an update on gates to require electronic access with gate keys/fob card readers. We met with our Republic representative, Barbara Nussa, during workshop meeting and she gave us a run down on prices and service; we are looking into having a town Hall to recap all the information.
- Secretary Report - Brenda Wendt reported on issues with resident's complaints and reports of concerned residents on violations. We look into the reported issues, but we cannot give you any details of what actions we have taken. We are monitoring and watching the Nextdoor app. anything that needs to be escalated or reported should be reported to the office.
 - Minutes of Board Meeting May 2021 - Motion was made via email by Starling Ishee to approve the May 2021 Minutes of Board Meeting, seconded by Brandi Burke, and passed unopposed.
- Financials Report for May 2021 - David Sellers recapped the financial report.
 - Motion was made by Roland Morgan to approve the Financial Report, and second by Brenda Wendt, and passed unopposed.
- President Report - Tammy DeVine, Pools are a big issue, Pool on Pegasus capacity is 43 Memorial Day was overwhelmed with over 70, No lifeguards on duty, its swim at your own risk, everyone must shower before entering especially after playing sand volleyball, No glass bottles or breakable containers. No alcohol. We had the fire department come out to help us empty the pool, to add clean water. Summer and Fourth of July is around the corner, we will not allow our pools and other amenities be destroyed. We will be looking into have monitors at the pools, and getting patrol officers during the fourth of July. If you all see an incident at the pools call the constable they will come out immediately.

- Office Report – Helped out some residents with updating their accounts online with payments, they were using their old account numbers section, block, and lot, instead of new account number on their invoices. Community Center is rented out every weekend doing well.

Standing Committee Reports:

- **Ponds, Beautifications, Commons, and Flags**
 - Tammy DeVine reported Roy Kessler who oversees our trees and plants reported our Chinese Elm tree are extremely ill and need more treatments, we do not want to lose them they are by the large poolside, we have been going around removing all dead plants and bushes, we are not able to remove all trees, volunteers are needed. We asked Yellowstone for more colors to be added in front they have submitted a bid.
 - **Ponds**- Tammy DeVine reported algae in ponds needed algaecide treatment to prevent it from quickly re- turning due to summer time being extremely hot.
 - **Flags** no report
- **Communications**
 - Brenda Wendt reported, we are having a banner put together to be put in front in place of our signage that was taking down, this can identify where point Aquarius is located.
- **Marina and Dry Storage**
 - Sue Westerfield reported dry storage looks pretty good, we do have a couple of spaces that need cleaning. Yellowstone did come out and see the Dry storage area, and there is a boat with a tree growing out of it. Marina owners to turn in contact info with proof of insurance and TX vessel numbers, we are receiving many updated paperwork.
- **Entry Gate/Guardhouse/Security**
 - Roland Morgan reported, on updates on the key fob for the gates (pool and marina) the gate keypad at the guard shack needs to be changed out for a button. We are, waiting for our IT to come out and change these systems, the gate guard office needs a new printer will also be changed out. Also will repeat again there is a sign that says stop at the gate guard, which they do not.
 - Sarah McDowell reported, updating our system this year, this process is taking longer than expected. Be aware where your kids are this summer, have talks to your kids concerning rules and regulations.
- **Pools, Recreational Areas,**
 - Brandi Burke, reported pools were down for a while, due to lots of rain and pools being overpopulated on Memorial weekend, levels of chemicals were way off, I greatly appreciate everyone patients.
 - Starling Ishee reported we are looking into having up the patrols and monitors for the Fourth of July weekend.
- **Roads**
 - Steve Hake reported Pot holes have been repaired temporarily until we receive the bids to start the repairs.
 - Tammy DeVine reports thanks to Donald the maintenance man for repairing the potholes.
- **ACC Report**
 - Steve Hake Reported Summerchase requested a variance over the utility easement to build on four lots of property we threw that back into their court to submit a variance letter.
- **New Business**
 - Officer nominations/ Board vote
 - Tammy DeVine looking into dates between 22 to 25 June to have a Town Hall Meeting in response with the Recycling if anyone wants it, they can at no extra cost, pickup twice a month.
 - Operation of Golf Carts and off-highway vehicles state conditions & requirements. Awaiting response from our lawyers.

- Old Business
 - Reserve Study – Tentative Board meeting June 22, 2021 and follow-up with reserve study company.
- Open Forum Residents reported
 - Resident reported Yellowstone is tearing up the lawn on the right a ways.
 - We adjourned the meeting.
- Adjourn the Meeting
 - A motion was made to adjourn the Meeting at 8:12 PM by Roland Morgan, seconded by, Sarah McDowell and passed unopposed.
- Open board Meeting adjourned at 8:12 PM

Submitted by: 
Brenda Wendt, Secretary

Approved by: 
Tammy Devine, President