

**Point Aquarius Property Owners Association
Board of Directors' Meeting
Thursday, November 11, 2021**

Board Members Present:

- Tammy DeVine, President
- Brenda Wendt, Secretary
- Steve Hake
- Sarah McDowell
- Sue Westerfield
- Roland Morgan

Board Members Not Present:

- Brandi Burke, Vice President
- David Sellers, Treasurer
- Starling Ishee

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

Executive Session


- Deed Restriction / Violations/ TX HB 939 covering generators.
- Move to open session providing a summary of action taken

Reconvened to Open Session

- Regular open Board Meeting called to order by Tammy DeVine at 7:00 pm and a quorum was established.
- Tammy DeVine recapped Executive Session, the Board reviewed current deed violations and appropriate action will be taken. Residents questions on Texas House Bill 939. Section seven requires an owner to screen a SEG (Stand by Electric Generator). Due diligence was not practiced in this case and sometime between 2015-2018 the board agenda and minutes should have addressed new legislation, TX House bill 939 and action to be taken by PA Board and ACC. PA Board and ACC should have added verbiage that would exclude/grandfather homes with installed SEG before April 2018. Residents with new installations need to check with ACC before adding any improvement to their home.
- Secretary Report – Brenda Wendt reported Minutes were approved via email and will be posted to the website.
 - Minutes of Board Meeting October 2021 - Motion was made via email to approve the October Minutes 2021 by Sarah McDowell, seconded by Sue Westerfield, and passed unopposed.
- Financials Report for October 2021 – Tammy Perry recapped the financial report.
 - No Motion was made to approve the Financial Report, this month.
 - Motion was made to refund a credit to the account 25536 for Replat of lots for the 2022 Assessment was made by Steve Hake, and second by Sarah McDowell, motion passed unopposed.
- Office Report – We are collecting Toys for Tots, new and unwrapped toys. EZ-tags, key-fobs, and gate cards are available in office. We accept check or money order only of \$15.00. Residents who have not setup their portal in the new system with Investment Management, please contact the office or the Manager via email to resend the login to the portal.
- President Report – Tammy DeVine reported several issues that are continuously occurring. Ponds on Gemini, NO FISHING means NO FISHING and signs are posted. Adults and teenagers need to read these signs and obey them. New EZ Tags are available at the PA office, see Susan. Christmas lights will be installed on PA Blvd. this Friday. Incident on PA Blvd. near FM 1097, theft and destruction to recently installed service box, approx \$1,000.00 to repair.

- New Business
 - ACC recommendation on exterior lighting – table this
 - Purchase PA EZ-tag \$15.00
- Old Business
 - Golf cart drivers and registration. We had law enforcement come out; they do have the right's to drive around our subdivision – table this
- Confirmation of actions taken between the Board Meetings. No action was taken.
 - Last month, we had a resident report on someone spraying chemical around the pond, we found out it was Yellowstone spraying weed be gone around the pond area. This was addressed and should not be an issue moving forward.
- Open Forum Residents reported
 - Resident reported having question for the ACC committee, on what to do, and what is expected.
- Adjourn the Meeting
 - A motion was made to adjourn the Meeting at 8:00 PM by Sarah McDowell, seconded by Sue Westerfield, and passed unopposed.
- Open board Meeting adjourned at 8:00 PM

Submitted by: 
Brenda Wendt, Secretary

Approved by: 
Tammy DeVine, President