

**Point Aquarius Property Owners Association
Board of Directors' Meeting
Thursday June 09, 2022**

Board Members Present:

- Tammy DeVine, President
- Brandi Burke, Vice President
- Brenda Wendt, Secretary
- David Sellers, Treasurer
- Sue Westerfield
- Roland Morgan
- Sarah McDowell
- Starling Ishee

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

Executive Session

- Deed Restriction/Violations/Attorney moving forward with deed violation.
- Review and discuss road bids
- 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 7:01 pm and a quorum was established.
- Tammy DeVine recapped the executive session/actions by the board. The Board reviewed all deed violations and discussed moving forward with legal action against violations.
- Secretary Report – Brenda Wendt reported minutes are still pending will approve via email by tomorrow.
 - Note: On June 10th, 2022, motion was made via-email to approve the May 2022 Minutes by Sarah McDowell, seconded by Starling Ishee, and passed unopposed for the Minutes of Board Meeting May 2022
- Financials Report for May 2022 – David Sellers reported there was some variance with the balance sheet report asking Tammy Perry to correct the report before approving. Motion to approve will be made Via-email.
- Office Report – No report
- President Report – Tammy DeVine Report reported that residents should not be calling the board and/or guard shack about incidents that should be reported to law enforcement. Please call Montgomery County Sheriff's office at 936-760-5800. If there are animals running loose, call Tracy Allen, Montgomery County Animal Control at 936-442-7738. Please fill out an incident report with the PA Office to have on record. Sheriff Rand Henderson is out this week and she will call him next week to schedule an officer to come and speak to us at July board meeting to discuss golf carts/ATVs and new laws.
- Standing Committee Reports:
 - **Ponds, Beautifications, Commons, and Flags.**
 - Tammy DeVine reported PA Office, Marquee, Summerchase, and the Community Center has new plant, soil, and mulch. Thank you to the hardworking committee, Marie along with husband Eddie and Leesha. New fountain was ordered should be here soon (cost approximately \$1,000.00 plus repairs to prior fountain at \$375.00). Also, thanks to her husband, Shawn DeVine, for helping repair drips to flower pots and irrigation system.
 - **Communications**
 - Brenda Wendt reported we sent out communication about pools being closed to allow the pool company to balance out the chemicals.
 - **Marina and Dry Storage**
 - Sue Westerfield reported on the **Marina**. We had Tow-Boats come out and installed the buoys in the marina.
 - Starling Ishee reported on **Dry Storage**. We will have the office send out Storage lease

agreement so we can get updated lists of what everyone has parked in their space.

- **Entry Gate/Guardhouse/Security**
 - Sarah McDowell reported, MP Security is patrolling primarily the neighborhood amenities 30+ hours per week. MP Security has the authority to enforce neighborhood rules, but they are not law enforcement. Call the sheriff's office if you believe a law is being broken. Roland Morgan reported residents need to STOP at the gate. MP Security has been driving around the weekends. If they do see an issue, they will contact law enforcement and make a report.
- **Pools and Recreational Areas**
 - Brandi Burke reported pools were busy with minor issues such as lawn services blowing debris in the pool. Also, the phosphate was pretty high in the water, we also had an incident where a resident defecated in the water. USE the washrooms. This caused us to close the pool so the pool company could shock treat the water.
- **Roads**
 - Brandi Burke reported we had three bids, for the road repairs, after comparing prices and quality we decided to move forward with Pavecon bid at \$307,572.00 we will be using the balance of the road money to order asphalt for the maintenance man to do some cold patches in the neighborhood. We have received several emails from residents concerns for street repairs needed, we will be addressing them.
- **ACC Report**
 - Ron Graves reported we are learning the new program for the ACC projects. Slowly getting there we have approved 32 projects, 9 new home construction, we denied 1, 3 driveways, 6 roof replacements, 5 fence jobs a dock and solar panels and generators. We just ask to have enough notice for the driveway pour to give us time to go inspect.
- **New Business**
 - A) Bids for road repairs. A Motion was made to accept the bid from Pavecon at \$307,502.00 by Brandi Burke and second by David Sellers and passed unopposed.
 - B) July workshop falls on Monday, July 4, 2022 Discussion/motion to move workshop to Tuesday, July 5, 2022 at 6pm.
 - C) Security responsible for blocking off parking lot at large pool area for firework display. Residents will need to park vehicles at the Community Center. Guards will need to tell all boaters where to park in the marina parking lot. Notice on marquee to be posted.
- **Old Business (Approved, not yet completed, Tabled)**
 - A. Bid for restroom gate entry, we have tabled this item.
- **Confirmation of actions taken between the Board Meetings. No action was taken.**
- **Open Forum Residents reported**
 - Resident reported on golf carts and ATV minor driving and wanted to know why the POA is not putting it in the By-Laws.
 - Kids under the age of 12 alone in pools and why aren't the parents supervising.
 - No Wake buoys out by the boat ramp on Pegasus.
 - Is street parking allowed down Point Aquarius Blvd?
 - Resident with tree stump grinding offered their services to the POA.
- **Adjourn the Meeting**
 - A motion was made to adjourn the Meeting at 7:56 PM by Roland Morgan, seconded by Brandi Burke, and passed unopposed.
 - Open board Meeting adjourned at 7:56 PM

Submitted by: _____

Brenda Wendt, Secretary

Approved by: _____

Tammy Devine, President