

**Point Aquarius Property Owners Association
Board of Directors' Meeting
Thursday May 12, 2022**

Board Members Present:

- Tammy DeVine, President
- Brandi Burke, Vice President
- Brenda Wendt, Secretary (Via-Online)
- David Sellers, Treasurer
- Sue Westerfield
- Roland Morgan
- Sarah McDowell (proxy from Sarah given to Brandi Burke)
- Starling Ishee

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

Executive Session

- Deed Restriction/Violations/Attorney moving forward with deed violation.
- 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 7:05 pm and a quorum was established.
- Tammy DeVine recapped that tonight we have the By Laws Article VI nomination of Officers and Chairperson for the Election Committee.
 - Treasurer: Sue Westerfield nominated David Sellers as treasurer, Brandi Burke seconded the nominations, and passed unopposed.
 - Secretary: David Sellers nominated Brenda Wendt for Secretary, Sue Westerfield seconded the nomination, and passed unopposed.
 - Vice President: David Sellers nominated Brandi Burke as Vice President, David Sellers seconded the nomination, and passed unopposed.
 - President: Brandi Burke nominated Tammy DeVine as President, David Sellers seconded the nomination, and passed unopposed.
 - Chairperson for the Election Committee: Tammy Devine nominated Brenda Wendt, Sue Westerfield seconded the nomination, and passed unopposed.
- Secretary Report – Brenda Wendt reported minutes were approved via email.
- Minutes of Board Meeting April 2022 – Motion was made via-email to approve the April 2022 Minutes by Sue Westerfield, seconded by Roland Morgan, and passed unopposed.
- Financials Report for April 2022 – David Sellers recapped the financial report.
 - Motion was made by David Sellers to accept the Financial Report, seconded by Sue Westerfield, and passed unopposed.
- Office Report –
 - This weekend is the Garage sale. Also, we ask that all residents to login to the new portal to view their statement of accounts, make payments directly, and send a message directly to the manager with any concerns. We also upload your projects for the Architectural Control Committee to approve.

- President Report – Tammy DeVine reported were getting a grip on everything; with summer coming on in, minor Issues reported with teenagers. I encourage parents to know where your kids are and what they are doing.
- Standing Committee Reports:
 - **Ponds, Beautifications, Commons, and Flags.**
 - Tammy DeVine reported ponds by the marina had the pump go out. We sent out for repairs by Blake at Aquatek. Also, the turtles destroyed the electrical wiring.
 - **Communications**
 - Brenda Wendt reported we sent out communication about the Safety and Security seasonal program starting May 6 with MP Security. Motion was made by Roland Morgan for communication to be emailed and posted on online websites, seconded by Sarah McDowell, and passed unopposed.
 - **Marina and Dry Storage**
 - Sue Westerfield reported **Dry storage** we had a report of a Board Member using the spare gate for their personal use, which has been taken care of it's not a board member using this space, and locks have been changed out. **Marina** residents need to know you don't own the slip you are a leasee, you have signed a Boat slip Agreement, and you need to provide us proof of insurance and TX registration. Or we will be forced to deactivate your gate card to the dock. The recommendation I made last month for the Pressure washing your slips Brother's local power wash, not recommended were not able to do the job. They needed water supply which we do not have at every slip. Anyone who wishes to join the Marina committee, please email me.
 - **Entry Gate/Guardhouse/Security**
 - Roland Morgan reported residents need to STOP at the gate. MP Security has been driving around the weekends. They are not law enforcement. If they do see an issue, they will contact law enforcement and make a report.
 - **Pools and Recreational Areas**
 - Brandi Burke reported pools are open. We ask everyone to follow the rules as indicated to keep our pools clean and safe. Part of the pool rules is to ensure under age kids are accompanied by an adult.
 - **Roads**
 - Brandi Burke reported the roads committee now has Ryan Burke who is working on bids for the road repairs. This year, we are looking into asphalt bids. Once we have all three bids, he will bring to the board for review.
 - **ACC Report**
 - Ron Graves and Larry Vaslet have appointed Kenny Venghaus to join the ACC Committee. We have reviewed a few driveway requests and approved them. We are learning the new program for the ACC projects.
- New Business
 - A) Board Election: 3-year term - David Sellers, Brenda Wendt, and Sarah McDowell
 - B) ACC Election results: Ron Graves and Larry Vaslet
 - C) Bid from Dragonfly Design PA community Center for landscaping beds. Motion was made by David Sellers to accept the bid from Dragonfly Design for \$3,144.00, seconded by Brandi Burke, and passed unopposed.
 - D) Bids for restroom gate entry and railing at the PA Office.

Motion was made by David Sellers to accept the bid for \$2,400.00 for the new rails at the PA office, seconded by Sue Westerfield, and passed unopposed.

David Sellers made a motion to table the bid for restroom gate entry, seconded by Roland Morgan, and passed unopposed.

- E) Discuss/Motion removing PVC pipe, asphalt, and the personal lock on the extra gate at dry storage, the extra lock at the spare gate door has been resolved.

Motion was made by Sue Westerfield to remove the PVC piping and asphalt at the entrance of Dry Storage, seconded by Starling Ishee, and passed unopposed.

- Old Business (Approved, not yet completed, Tabled)
 - A. Attorney review ACC recommendation on exterior lighting called jellyfish lighting. Waiting for a response from our Attorney to what lighting is approved or not.
 - B. Attorney review Golf cart driver's age and registration. (Enforcement who is going to enforce?)
- Confirmation of actions taken between the Board Meetings. Voted on Minutes and Communication.
- Open Forum Residents reported
 - Resident reported on erosion around the ponds due to weed killer. Another reported speeding down Antares to Taurus. Request on documentation history. We should have a sign at the pool for kids, underage adult required.
- Adjourn the Meeting
 - A motion was made to adjourn the Meeting at 8:18 PM by Roland Morgan, seconded by Starling Ishee, and passed unopposed.

- Open board Meeting adjourned at 8:18 PM

Submitted by: _____


Brenda Wendt, Secretary

Approved by: _____


Tammy Devine, President