

Point Aquarius Property Owners Association
Board of Directors Meeting
Thursday, November 9, 2023

Board Members Present:

- Tammy DeVine, President
- Brenda Wendt
- David Sellers
- Sarah McDowell (on-line)
- Roland Morgan
- Robert Stratton
- Rick George

Board Members absent:

- Brandi Burke James Bishop

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.

1. Executive Session

- I. Deed Restriction/Violations/Attorney
- II. Grievance between neighbors

Reconvened to Open Session providing a summary of action taken.

2. The regular open Board Meeting called to order by Tammy at 7:02 pm and a quorum was established.
3. Tammy recapped the Executive Session and reviewed the deed violation turned over to the attorney. Grievance between neighbors.
4. Secretary Report – Minutes were approved via email and were posted immediately to our website.
 - Motion made by Roland Morgan to approve the October Minutes, seconded by Rick George and passed unopposed.
5. Financial Report for October 2023 – David Sellers reported we are currently over budget.
 - Motion made by David Sellers to accept the October 2023 Financial Report, seconded by Brenda Wendt, and passed unopposed.
6. Office Report –The assessment for 2024 will be mailed out at the end of this week.
7. Presidents Report – Tammy reported Susan will leaving us so give her a big thank you, she will be deeply missed. 46 Days till Christmas. Residents, we ask you all to look at your trees, many trees are dead in our neighborhood.
8. Standing Committee Reports:
 - A. **Ponds, Commons, and Flags**
 - Tammy reported: Kenny thank you for the flags that were put up looks wonderful.
 - B. **Communication**
 - Brenda Wendt's communication went out, on pool closure and the extension of opening in March.

C. **Marina**

- Rick reported we have been in contact with SJRA about rules on installing ladders on each dock, there are no rules, but we are looking into it. We have an issue with the B dock end cap being hit, waiting on bids for repairs.

D. **Dry storage**

- No report.

E. **Entry Gate/Guardhouse**

- Roland Morgan reported Chris Brown Day Guard at the Entrance, has been out for several weeks for personal reasons and hopes to be back in the next couple of weeks.

F. **Pools and Recreational Amenities**

- Robert reported Pools are closed, we are going to renovate the large pool, do plastering with pebble sheen, add a new auto filler, bathrooms redoing epoxy flooring.

G. **Roads**

- No report

H. **ACC**

- Kenny Venghaus reported that we had 4 roof projects, 2 driveways, 2 bulkheads, 3 generators, 1 new home construction and rebuild, also a carport.

9. **New Business**

- a. 2024 Annual Assessment will be going out with the President's letter.

10. **Old Business**

- a. Capital budget review.
- b. ACC Generators (Tabled)
- c. Estates Wall, Waiting for more bids.
- d. General Contractor bids for PA Monument Entry Guardhouse, PA Office, entrance fence, and new landscaping with irrigation.

11. **Confirmation of actions taken between the Board Meetings**

- Motion made by email to approve the October 2023 minutes, second, all-in-favor motion carried.

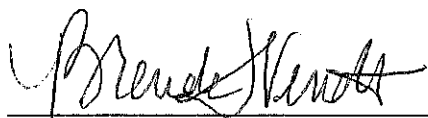
12. **Open Forum Residents**

Volunteers for the gate key turned out well, we like to give positive comments to the Board.
Chili cook-off this Saturday, with a silent auction, and many prizes

13. **Adjourn the Meeting**

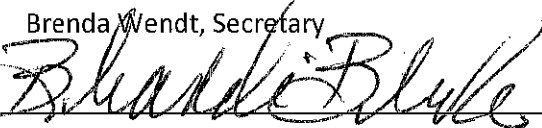
- Motion was made to adjourn the Meeting at 7:31 PM by Brenda, seconded by Rick, and passed unopposed.
- Open Board Meeting adjourned at 7:31 PM

Submitted by:



Brenda Wendt, Secretary

Approved by:



Tammy DeVine, President