

## **Teas Lakes POA Board Meeting Minutes April 13th, 2021**

- I. **Call to Order/Proof of Notice:** JoAnn Caldwell called the meeting to order at 6:37 PM, with the quorum being present by Wesley Bolinger, Ruth Dane and Alek Musulin. Also present was Elizabeth Allen with the ACC Committee and Shelly Wich with IMC.

**Proof of Notice:** Documentation showing proof of notice was posted on the bulletin board, both the POA Facebook page and the Teas Lakes Neighbors Facebook page, as well as the website.

- II. **Minutes:** From March 2021 meeting was read. A motion to approve the minutes was made by Wes and motion was second by Ruth and approved unanimously.

- III. **Treasurer's Report:** March 2021 Financials and Bank Statements were reviewed. A motion to approve the financials was made by Ruth and motion was second by Wes and approved unanimously.

- IV. **Old Business:**

- V. **New Business:**

- A. Front Entrance Electrical Box Repair: The front electrical box was damaged and in need of repair. The Board reviewed 4 quotes from different companies, but ultimately decided to go with Chief Electric in the amount of \$495.00. On the quote it did state that if the electrical box did have a timer inside, that was not included in the total. The Board decided to approved an extra \$250 just in case the company needed to add in the extra cost of a timer. A motion to approve the total amount for \$745.00 was made by Alek and motion was second by Wes and approved unanimously.
- B. Resignation of Board Member: On April 6th, 2021, Mrs. Dee Bolton sent in her official resignation letter to the Board by email.

- VI. **Open Forum:** No Homeowner's were present for open session quorum.

- VII. **Executive Session:** JoAnn Caldwell called to order Executive Session at 7:00 PM:

- A. ACC Projects: The ACC Committee provided the Board with a report for the month of March. The following applications were approved or denied as of March 31st, 2021.

1. 2206 Highpoint Meadow - Front Screen Door; Final approval 3/09/2021

Temporary Approvals waiting on Final Approvals:

1. 2313 Perkins Crossing, Pergola, Temporary Approval 02/04/2021  
(Expiration for Final Approval is 08/04/2021)

2. 2209 Highpoint Meadow, Patio Structure with Shingled Roof, Temporary Approval 12/09/2020 (Expiration for Final Approval is 06/09/2021)

3. 2204 Highpoint Meadow, Replacing Roof , Fence and Exterior Painting, Temporary Approval 02/19/2021 (Expiration for Final Approval is 08/19/2021)

- B. Deed Violations: There were no deed violations for the Board to review for the month of March.
- C. Collection Matters: The Board reviewed all the pending litigations that are currently at Bryan Fowler's office and past due accounts and their status'. The Board previously approved for late fees to be added and certified letters be sent out to all delinquent accounts in March's meeting. Those delinquent accounts that did not respond to the letters were sent over to Bryan's office.

**VIII. Adjourn:** There being no further business, JoAnn made a motion to adjourn the meeting and a second was made by Wes Bolinger and approved unanimously. Meeting was adjourned at 8:08 PM.

---

JoAnn Caldwell, Teas Lakes POA President