

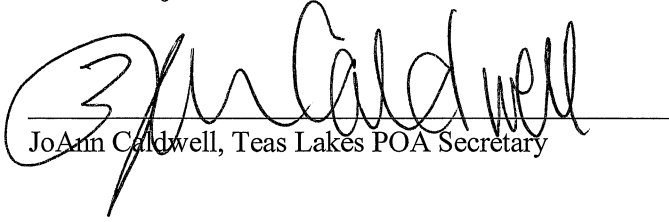
Teas Lakes POA Board Meeting Minutes

July 18th, 2018

- I. **Call to Order/Proof of Notice:** 6:26 PM; Elizabeth Keithly, JoAnn Caldwell, as well as Shelly Peterson with IMC, were present.
- II. 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.
- III. **Minutes:** From June 2018 meeting were read. A motion to approve the minutes was made by Elizabeth and motion was second by JoAnn and approved unanimously.
- IV. **Treasure's Report:** June 2018 financials and bank reconciliations were reviewed. A motion to approve the financials were made by JoAnn and motion was second by Elizabeth and approved unanimously.
- V. **Old Business:**
 - A. Update on Dee Restriction Committee Meeting: Elizabeth updated the board on the Restrictions Committee and went over the corrections/modifications to the proposed deed restrictions that the committee had been working on. The last meeting for the committee will be on July 23rd, in which they will finalize all the modifications and send over to Bryan Fowler's office for review. Once Bryan has reviewed and made any corrections needed, he will then rewrite a final copy for the board to look over and send out to the community. The Board is hoping to have all of the corrections and final copy completed by August 31st, in order to have mailed out no later than September 15th.
- VI. **New Business:**
 - A. Review Proposed Deed Restrictions: The Board reviewed the proposed changes to the restrictions that the Restrictions Committee had been working on. The Committee did add a fine schedule to the proposed deed restrictions violation letters. Once the Committee has their final meeting in July, they proposed changes will be forwarded to Bryan Fowler's office.
 - B. Front Entrance Landscaping: It was brought to the Board's attention that there was a new crepe myrtle tree that had been placed in the line of traffic on the exit side of the front entrance. There was also a dead tree that needed to be cut down on the entrance side. The Board asked Sam Washburn, with Alamo Lawn & Sprinklers, to give a quote on removing the dead tree, moving the crepe myrtle over to the dead trees current location, and then placing a landscaping boulder in place of where the crepe myrtle was. The Board will review the bid as soon as Sam sends it over.
- VII. **Executive Session – 6:49 PM:**
 - A. ACC Projects: The Board reviewed the report given by the ACC Committee. There were three projects for this month. One for 8024 N. Tarrytown Crossing for a storage shed to be installed and a driveway extension; these projects were approved. The second application was for 8021 N. Tarrytown Crossing for a fence replacement with a third rail added as a modification; this project was approved. The last application was for 2207 Jefferson Crossing for a fence modification; this project was approved with the agreement that when the homeowner moves, the low cut fence must be replaced back to the original 6ft fencing.

- B. Deed Violations: The Board reviewed the deed violation report for the month of June. The Board took off the violations that had already been corrected and approved the ones that needed letters sent out.
- C. Collection Matters: The Board reviewed all the pending litigations and past due accounts and their status'. The Board did confirm that all 209 letters sent out had been sent over to Bryan Fowler's office for follow up.

VIII. Adjourn: 7:00PM



JoAnn Caldwell, Teas Lakes POA Secretary