

Teas Lakes POA Board Meeting Minutes May 11th, 2021

- I. **Call to Order/Proof of Notice:** JoAnn Caldwell called the meeting to order at 6:40 PM, with the quorum being present by Ruth Dane and Alek Musulin via virtual microsoft teams. Also present was 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 April 2021 meeting was read. A motion to approve the minutes was made by Alek and motion was second by Ruth and approved unanimously.

- III. **Treasurer's Report:** April 2021 Financials and Bank Statements for the money market account were reviewed. The Woodforest checking statements were not available by the time of the meeting. A motion to approve the money market financials was made by Ruth and motion was second by Alek and approved unanimously.

IV. **Old Business:**

A. Front Entrance Electrical Box Repair Update: The front electrical box repair has been completed. The Board had voted on Chief Electric for the project. The Board previously voted to add an additional \$250 to the quoted price of \$495 in case there were any extra material costs. The final invoice total from Chief Electric was \$495 after the completion of the project.

V. **New Business:**

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

- VII. **Executive Session:** JoAnn Caldwell called to order Executive Session at 6:50 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 April 30th, 2021.

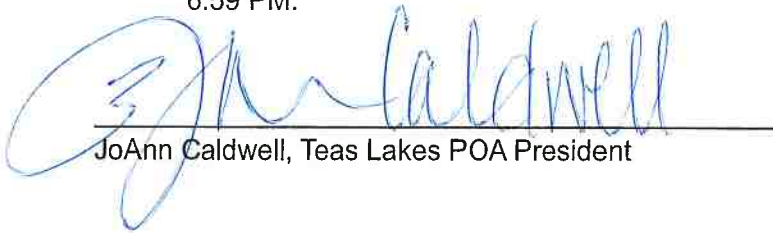
1. 2313 Perkins Crossing, Pergola, Final Approval 04/09/2021
2. 2209 Highpoint Meadow, Patio Structure with Shingles Roof, Final Approval 04/19/2021
3. 2204 Highpoint Meadow, Replacing Roof, Fence and Exterior Painting, Final Approval 04/19/2021

Temporary Approvals waiting on Final Approvals:

1. 2303 Oakleaf Hills Circle, Landscaping, Temporary Approval
04/27/2021 (Final Approval Required by 10/27/2021)

- B. Deed Violations: The Board reviewed the Deed Violation Report for the month of April 2021. The Board was in agreeance to send out letters for the violations and take off any that have already brought the violation into compliance.
- 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'. All delinquent accounts that did not respond to the 209 letters have been 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 Alek and approved unanimously. Meeting was adjourned at 6:59 PM.



JoAnn Caldwell, Teas Lakes POA President