

Regular Meeting Minutes
Pine Forest Property Owners Association (PFPOA) Board Meeting
7:00 p.m. Thursday, September 8, 2022
First National Bank Conference Room 489
Highway 71, West Bastrop, TX 78602

The meeting was called to order by Robert Rosso, President at 7:02. Minutes were recorded via Zoom and recorder.

Board Members present: Robert Rosso, President; Patrick Connell, Vice President; Karen Taylor, Secretary; Lorena Taylor-Gutierrez, Treasurer, and Steve Forsdick, Member at large.

1. Approval of Minutes from July 14, 2022, BOD meeting.

Patrick Connell moved to approve the minutes of the July 14, 2022, meeting. Lorena Taylor- Gutierrez seconded the motion. The motion carried and was approved.

2. Monthly Treasurer's Report – Lorena Taylor-Gutierrez

- a. Total cash on hand: ~\$484,000
- b. Net income year to date: \$44,474
- c. Year to date resale certificates are 60.

3. ACC Report – Robert Rosso

- a. Robert announced that with the resignation of Rhonda Scube, ACC chair and subsequent resignation of remaining ACC committee, there are 5 available seats on the ACC committee. Robert spoke to Cindy Wolford (Ginsel) who previously served on the ACC and she expressed interest in serving and believes she knows of others who might be available to serve. Patrick Connell moved to approve Cindy Ginsel as the new ACC Chair. Robert Rosso seconded the motion. The motion was approved by all members. In the meantime, the current BOD will work the ACC issues as they arise until a new ACC board is in place.

4. Unit 6 – Development Updates – Robert Rosso

- a. Signage Location Installation Update - Robert Rosso
The signs will be installed within the next 2 weeks. There were some vendor supply issues.
- b. Gate / Access Control – Robert Rosso
Robert proposed that the BOD postpone any action on gate/access control to Unit 6 due to the anticipated development in Unit 6 and the accompanying need for access. Patrick Connell indicated that as development would take some time, that the BOD should continue to pursue access control.

5. Newsletter Update – Patrick Connell

- a. Patrick hopes to have the first newsletter distributed on October 1, 2022. He will need to obtain the member email addresses from Ken to send the newsletter. Patrick indicated that the newsletter will include current stats from the previous BOD meeting, a President's Corner, and ESD update, as well as contributions from BOD members.

6. PFPOA Meet and Greet Picnic – BOD

- a. The date of the picnic will be October 15th. Patrick Connell made a motion to approve spending \$2,500 for deposits for a rental spot and food. Lorena Taylor-Gutierrez seconded that motion. The motion carried. Robert Rosso will reach out to ColoVista and/or Pine Forest Golf Club to determine availability, menu and costs for catering.

7. McAllister and Colovista/Tall Forest Monument Update – Steve Forsdick

- a. Steve talked to the Water District who indicated that there is no interest from ESD in purchasing the land to build a fire station so PFPOA may continue with the plan to update the sign at the entrance to Pine Forest on McAllister Road near Hwy 71. Steve talked to a couple of vendors and expects to receive quotes in the \$14k to \$19k range to include installation and obtaining electrical access. Steve also estimates a cost of about \$1k for a pole and electrical meter. Patrick Connell recommended that the BOD obtain a 100-year lease from the Water District for a 10x10 square foot area to house the sign. No current lease exists. Steve will talk to Hightower about obtaining a lease.

8. Committees

- a. Fire Fighting – Patrick Connell
Patrick indicated that ESD is still in talks with the city on purchasing and manning the fire station in Tahitian Village.

9. Comments and Concerns from Property Owners

- a. A member mentioned that the PO Box info on our website was incorrect. Robert Rosso will ask Cindy to correct this.
- b. A PFPOA homeowner asked a question about locking gate access to Unit 6.

10. Adjournment

- a. There were no other issues to discuss. Patrick Connell made a motion to adjourn the meeting. Robert Rosso seconded the motion. The motion carried. The meeting was adjourned at 7:31pm.

Submitted by Karen Taylor, Secretary