

Meeting Minutes Aug 10, 2017

Pine Forest Property Owners Association (PFFOA) Minutes of the Board of Directors Meeting 7:00 p.m. Thursday, August 10, 2017 First National Bank Training Room

Notice is given at the beginning of the meeting that the subjects to be discussed or considered, or upon which any formal action may be taken are listed below: Items may or may not be taken in the same order as shown in the meeting notice. This meeting will be conducted under "Robert's Rule of Order". All discussion on agenda items will be by and between members of the Board only. Prior to adjournment of the meeting, POA members who wish to speak will each be given a 3-minute time limit to present any comments for the Board.

1. Meeting was called to order at 7:02 PM by Miley Akers.
2. Review and approval of June 2017 Board Meeting minutes. Drusilla approved the minutes and Brenda seconded.
3. Board President's Report: Miley wrote a document that should be included in the minutes.

4. ACC Report:

The board approved a new "Stop Construction" sign and a permit application to be printed at GNC Printing. The ACC will buy a phone so the ACC will have a phone number to publish on the website and on the signs and various other suitable places. Brenda Winkler moved to accept the new Stop Construction sign, permit application form, buy the phones, and pay for the phone plan minutes for the rest of this year while Drusilla Rogers seconded the motion. The phone expenses will be included in the budget for next year. The main reason for purchasing a phone was to be able to publish an ACC phone number for people to call. The ACC members will share so whoever is on call will have it.

5. Monthly Financial Report:

The Total Cash was \$300,804.40. The past due amount in dues is \$143,711.14. It was approved for Goodwin to send out the second notice. Drusilla made the motion and Cliff seconded the motion. It was decided to send the PFFOA Membership Assessments Due notices out in December with them due and to be paid by the end of January.

6. Committee Reports.:

Miley Akers attended the Bastrop City Council meeting and was impressed with how the meeting went. The members of the PFFOA have had separate meetings to discuss and develop the separate CCR documents for Unit 7-12 and Unit 6. These documents are progressing well and will be shared with various entities and individuals so they can be finalized.

7. Status on Unit 6 Stand by Fees from WCID:

Frieda from BCWID #2 was asked about the current status of Water Meter Stand By fees. She noted that currently the Stand By Fee is \$132.00. She also stated that the \$132 per year fee gives the lot owner the right to purchase a water meter when they need one, i.e. construction and completion of a new house.

8. Securing a location for the 2018 Annual Meeting:

Drusilla graciously stated that she will perform the planning. A \$300 snack budget from Coffee Dog was approved. Cliff made the motion and Drusilla seconded it. The Library is tentatively the location for the 2018 Annual meeting and Goodwin will bring 2 employees.

9. The new Bylaws were filed and recorded. The lawyer filed the new bylaws.

Silas Powell asked about the cost of splitting Units 6 and 7-12. It was decided to add this consideration to the next board meeting so that it can be discussed and actions taken.

10. Adjourn Meeting. The meeting adjourned at 8:00 PM.