

**TRES PALACIOS OAKS PROPERTY OWNERS' ASSOCIATION
SPECIAL BOARD OF DIRECTORS MEETING**

**AGENDA
Wednesday, OCTOBER 18, 2023
5:30 PM**

**Tres Palacios Oaks POA Business Office
28 Springwood S.
Palacios, Texas 77465**

CALL TO ORDER:

- a. Quorum Call.

PROPERTY OWNER COMMUNICATION FORUM:

The public is invited to address the Board of Directors and speak on any matter. Board of Directors may not deliberate on topics not included on this agenda. The presentation shall be no longer than three (3) minutes.

DISCUSSION AND ACTION ITEMS:

- Gate
- Office Personnel Back Up
- Activity Coordinator
- ACC
- Street Signs
- Roads
- Tree Service for Roads
- Camera in Business Office
- Auditor

**The next regular Association meeting will be
held October 21, 2023, at 10:00 AM**

Posted: 10/16/2023

TRES PALACIOS OAKS PROPERTY OWNERS' ASSOCIATION
SPECIAL BOARD OF DIRECTORS MEETING

Minutes

A special Board of Directors meeting was held by the Tres Palacios Oaks POA Board of Directors on October 18, 2023, at 6:00 p.m., in the Tres Palacios Oaks POA Business Office located at 28 Springwood S., Palacios, Texas 77465.

CALL TO ORDER:

President Carla Williams called the Special Board of Directors meeting to order at 6:00 P.M.

CERTIFICATION OF A QUORUM:

President Carla Williams certified a quorum was present.

ATTENDANCE ROLL CALL:

President, Carla Williams, Present
Vice President, Robert McKenzie, Present
Secretary/Treasurer, Sandy Frick Present
Member at Large, John White, Present
Member at Large, Tom Morgan, Present

ANNOUNCEMENTS:

● *Board Members Announcements – President Carla Williams went over rules.*

DISCUSSION AND ACTION ITEMS:

1. **Gate** – Got a quote on the gate from BP. Bid is \$27,325.55 with taxes. John White made a motion to approve bid and install gate. Tom Morgan seconded. Motion passed. All Board Members agreed. John will try to get break on pricing.
John White is also working on exit side of gate and has purchased material to fix it.
2. **Office Personnel Backup** – Renee Harrell is willing to be a fill in when needed for emergency and vacation days. Tom Morgan makes a motion to have Renee Harrell as backup. John White seconded. Motion passed. All Board Members agreed.
John White suggests office personnel attend meetings. John White made a motion for office personnel attend meetings on case by case situation. Motion failed. Tom Morgan made a motion for it to be on case by situation. Carla Williams seconded. Motion passed. All Board Members agreed.
3. **Activities Committee** – Renee Harrell spoke on activities. Try to get a committee together to help. John White suggested putting a jar out for donations.

4. **ACC** – Report – John white hasn't done anything with this. Said he is not being supported. He stated that he is not even able to speak with attorney. Renee Harrell spoke on ACC; stated that she volunteered and has never been contacted. How many violation letters have been sent out? How many permits have you signed? Carla Williams spoke about talking to attorney (attorney only wants one person to call with questions; one point of contact). Deed restriction – was postponed because of the law suit.
Carla Williams is asking John White to step down as chairperson of the ACC. Sandy Frick said if there are deed restrictions filed on members. She will let them know about how TPO's fence is breaking deed restrictions. We as a board should fix our property first. Renee Harrell spoke about how she brought information to John White that was never shown to us. (submitted letter) Carla Williams is calling for John White to be removed as Chairperson of the ACC. Sandy Frick seconded. Robert McKenzie and Tom Morgan sustained. Tom Morgan volunteered to serve as Chairperson of the ACC. Carla Williams – yes, Robert McKenzie – yes, Tom Morgan – sustained, John White – no, Sandy Frick – yes.
5. **Street Signs** – Office manager counted total of 37 signs, 20 poles @ 8' and 34 brackets are needed. Estimated total cost to purchase is \$1940.70. Tom Morgan made a motion to purchase. John White seconded. Motion passed. All board members agreed.
6. **Roads** – Need to be done. John White discussed gate card fees. Sandy Frick made a motion to table the roads. Tom Morgan seconded. Motion passed. All board members agreed.
7. **Tree Service** – We will get bids to see what can be done. Lets get JEC to come out and see what can be done.
8. **Camera in Business Office** – John White brought a bid for \$4,697.05. Robert McKenzie made motion to table the cameras. Tom Morgan seconded. Motion passed. All board members agreed.
Will get bid on office camera and new hard drive and vote on that at later date.
9. **Auditor** – John White makes a motion to have a budget workshop before we get stuff to the auditor. Tom Morgan seconded. Motion passed. All board members agreed.

ATTEST:

Carla Williams, PRESIDENT

Sandy Frick, SECRETARY/TREASURER