

Sunday May 2nd, 2021

Rio Brazos Property Owners Association

AGENDA - BOARD OF DIRECTORS MEETING

Date: May 2, 2021

Time: 10:00 a.m. - Semi Annual Board Meeting

Place: 101 E El Camino Real Weatherford, TX. 76087

I. CALL TO ORDER/ROLL CALL

Robert New, Vanessa Peters, Nick Massey, Wade Heflin, Riley Boyd, Daniel Offutt, Terry Hammack, on phone

II. OPEN FORUM

OWNER CONCERNS AND COMMENTS

NOTE: The Board can take no action on any item presented by Owners that is not on the agenda. Limit five minutes per person

III. REVIEW AND ADOPT MINUTES

- a. Board to review and adopt minutes
POA Meeting Minutes 08.08.2020

from 8/8/20
Rob motion
Vanessa 2nd motion

IV. FINANCIAL STATEMENTS / TREASURY REPORT

- a. Financial Statement to be presented by Tammy Thomas
- b. 2021 Budget discussion
 - i. Action: Approve budget

Rob motion
Daniel 2nd motion

V. COMMITTEE UPDATES

a. MAINTENANCE COMMITTEE

- i. Daniel Offutt to present Maintenance committee update if any

* not over \$500.00 for road base on ramp
1. Action: Approve any costs that are needed such as boat ramp needing more gravel.

- ii. Discuss keeping same mowing contract

1. Action: Approve decision

- Leslie is going to update/paint pool house + community building

~~750.00 to~~

- Possible chain link fence for playground / pool area (no decisions yet / at next meeting)

*45.00 / 7 days wk / \$5,000 for pool maintenance individual (Audrey Moffitt)

- iii. Review recommendations for pool manager that involves all pool duties for a total of 16 weeks and discuss pay and approve.

Rob Motion
Daniel 2nd Motion

Rob Motion (Rob) 2nd
Nick 2nd Motion

- b. ARCHITECTURAL COMMITTEE
 - i. Robert New to present Architectural Committee Update
 - ii. Action: Review and Approve Recommendations
 - iii. Review variance needed at 106 Rupert circle

Rob Motion (Rodey)
Nick M. 2nd Motion

Rob Motion (Sansberry)
Nick 2nd

c. AUDIT COMMITTEE

Rob Motion on variance
Terry 2nd

Rob Motion (Zeng)
Nick M. 2nd Motion
Rob Motion (Rob) 1st
Terry 2nd Motion

- i. Vanessa Peters to present audit committee update
- ii. Action: Review and Approve Recommendations

VI. OTHER BUSINESS

- a. Discussion regarding key distribution for 2021 season
- b. Action: Review and Approve Recommendations
- c. Address complaint about 328 Hillcroft having too many garage sales. no more than 2

- Rob Motion to send them state policies
Nick 2nd Motion

garage sales a year as a state rule.

VII. ADJOURNMENT