

San Luis Pass Resort Community (“SLPRC”) Civic Association Board Meeting

Meeting Minutes

Date: March 29, 2014

Location: Treasure Island Community Center, Freeport, Texas

Present Board Members: Tom Craddock , Kym Dobbs, Karen Davis, Julie Duby, Gerry Henderson, John Sparks, Ginny Weyland

Discussed:

- 1) John Sparks called the meeting to order at 10:04 AM with all seven of the Board Members present.
- 2) The minutes to the meeting on January 18 were presented to the Board and attendees. Jerry motioned to approve, seconded by Julie, motion was unanimously approved. Motion was passed.
- 3) The Treasurer’s report of January and February 2014 was presented by Tom Craddock. Ginny motioned to approve as amended per discussion, seconded by Kym, motion unanimously approved and passed. There is an Action Item for Ginny to send an email reminder to pay HOA dues by April 1, 2014. There is an Action Item for John through the attorney to set up a \$35,000 reserve fund with an option to add more. The document will describe the intent of the fund.
- 4) Committee Reports.
 - a. Events –In 2014 the Events Committee is planning for a Memorial Weekend BBQ. The BBQ will be catered. Social Hour is 5-6 PM and dinner will be served at 6 PM. There will be entertainment for children.
 - b. Beautification – The Beautification Committee is having the exterior of the Community Building painted blue. The TI logo will be on the outside Tom Chaffee and Gayle Pendergrass are donating a large palm tree to Civic. Jim Coursey may be able to move and plant it.
 - c. Election Committee – All current Board Members will not be running for election. This means we will have no returning Board Members and will need 7 people to agree to run. Based on this, the election Committee made a change to the Election timeline to allow the Community to respond to multiple requests via email for Candidates. Gerry Henderson asked for Volunteers from the attending audience and there were three interested parties. In the meantime, the Committee requested that we get an opinion from our Attorney on what the ramification is for not having the required 5 members as is stated in the By-Laws to be reviewed at the next meeting. See attachment for election timeline.

- d. Architectural Control – The Architectural Committee reported one new permit for the last period. The permit was approved. A motion was made Kym to adopt the new form for building permits to be effective April 15, 2014. The motion was seconded by Julie. The votes were John, Tom, Kym, Julie, Karen and Gerry for and Ginny against. Motion passed.
 - e. Deed Restriction and By-Laws – The Deed Restrictions Committee has determined the fireworks stand on Bluewater Hwy next to the beach side entry is not part of TI. They have contacted the Corp of Engineers to determine if stand is in the wetlands. This case is open. DRC has also contacted the County about the property being valued at \$120.00.
 - f. Election Committee – The Election Committee has put together a timeline for this year’s election of Board of Directors. See attachment
- 5) Management Company Discussion. – . A Team of Gerry, Dan Rudroff, Kym, Mike Cooper and Les Seibert was assembled to investigate various property management firms.
 - 6) TIMUD Easement Request – Kym made a motion to allow John, as President, to negotiate and execute an easement agreement with MUD to release Civic of liability. Motion was seconded by Gerry. The vote was John, Tom, Kym, Julie, Karen and Gerry for and Ginny against. Motion passed.
 - 7) There was no other new business.
 - 8) Next Meeting – May 3, 2014 at 10:00 AM in the Community Building.
 - 9) Adjournment - Ginny motioned to adjourn meeting at 12:25 PM. Tom seconded the motion, motion unanimously approved and passed.

Minutes taken and prepared by Ginny Weyland.

President

Secretary