

**TAHITIAN VILLAGE PROPERTY OWNERS' ASSOCIATION  
P.O. BOX 636, BASTROP, TEXAS 78602, (512) 321-1145  
TVPOA BOARD MEETING MINUTES**

The regular board meeting of the Board of Directors of the Tahitian Village Property Owners' Association – 7:00 P.M., Tuesday, March 17, 2020

**Zoom Meeting-ONLINE**

**TVPOA Board Members Present:**

Jan Schwindt, Mary Jo Creamer, Erika McDonald, Stacy Savage, David Carter and Jan Kuchel  
Board Members Absent: None

Association Manager: Amanda Homesley

Administrative Assistant: Tiffany Ferguson

**PUBLIC PRESENT:** Scott Ferguson, Jo Egitto, Rachel (last name unknown) and Bruce Wilson

**MEETING CALLED TO ORDER:** Meeting was called to order at 7:24 p.m. by President Jan Schwindt.

**SECRETARY'S REPORT**

The minutes of the regular meeting of the Board held on February 18, 2020 were presented.

**Erika McDonald made a motion to accept the February meeting minutes. Jan Kuchel seconded the motion. A vote was taken, and the motion passed unanimously.**

The Annual Meeting minutes held on February 8, 2020 were presented.

**Stacy Savage made a motion to accept the February Annual Meeting minutes. Erika McDonald seconded the motion. A vote was taken, and the motion passed.**

**OPEN FORUM/PUBLIC COMMENT**

Erika McDonald asked if the Road Meeting was cancelled. Tiffany Ferguson confirmed it was and that the Road District Board will be looking at future dates since they have until December 2020 to reschedule.

Bruce Wilson stated he did not believe entities were allowed to vote in the last election which was not in agreement with the governing documents. He stated that at the next annual or special meeting whereby the membership has the opportunity to vote, entities may not be barred from doing so per Article Five of the Certificate of Formation. Discussion was brought up stating the reasoning in why entities rights to vote were removed per the Bylaws. Bruce Wilson stated that the Certificate of Formation supersedes the Bylaws and until both documents are in agreement then the rights given by the Certificate of Formation takes precedence. Erika McDonald stated this will be discussed when they work on the rewriting of the Bylaws.

Jo Egitto would like to thank the Board for providing staff with a work from home option and video conferencing the POA meeting.

## TREASURER'S REPORT

1. Discussion and possible approval of January and February financials.

Mary Jo Creamer made a motion to accept the January and February financials. David Carter seconded the motion. A vote was taken, and the motion passed unanimously.

2. Discussion and possible action on a new CD.

Mary Jo Creamer made a motion to open an account with A+ Federal Credit Union and to move \$65k from the First National Bank checking account and take the full balance at Classic Bank and place it in a CD at A+ Federal Credit Union for 24 months at 1.4% interest rate. Approved signers to include Jan Schwindt – President, Mary Jo Creamer – Vice President, Erika McDonald – Treasurer & Stacy Savage – Secretary. Erika McDonald seconded the motion. A vote was taken, and the motion passed unanimously.

## OLD BUSINESS

1. ACC Report – Report given by Amanda Homesley.
2. Touring/Violation Report – Report given by Amanda Homesley.
3. Update on records retention – Jo Egitto stated that they have completed box #28 and have four historical boxes.
4. Discussion and possible action on vehicle acquisition -

Erika McDonald made a motion that the vehicle Committee stays within the following parameters:

- 130,000 miles or less
- Four-wheel drive or All wheel drive
- Automatic
- V6/V8 comparable-preferably with a tow package
- \$20,000 or less paid in cash with \$7,500 from the POA
- Inspect and test drive the vehicle
- Agree unanimously on which vehicle is the right one to purchase
- Keep the POA & ACC in the loop by email of the impending purchase
- When all parameters listed above are met, the Committee has the authority to make the purchase with no additional approval needing to be obtained.
- Reimbursement would be decided depending on mileage at the end of 2020.

Mary Jo Creamer seconded the motion. A vote was taken, and the motion passed unanimously.

**5. Update on Clean Sweep/Chipper for April 2020.**

Due to the concern of the Coronavirus, the County Commissioners Court is overwhelmed at this time and the chipper cannot be placed on the agenda therefore it will not be at the April Clean Sweep. Also, Amanda brought up concern of the COVID-19 and if it is still an issue whether of not to continue to have the Clean Sweep. The Board asked her to reach out to Waste Connections and get some feedback/possible drop-dead date for cancellation.

**NEW BUSINESS**

- 1. Discussion and possible action on a donation to the YMCA** – Office Staff reported that due to the current issues revolving around COVID-19 this request was rescinded.
- 2. Discussion and possible action on 2020 projects -**

Erika McDonald discussed the following projects for this year:

- Creation of logbook showing motions of significant action, for past action and future.
- Property owner database by legal address in order for the Association to be able to maintain their own mailing list.
- Request to add to the Pine Post information from and about the animal shelter and their needs.
- Getting a survey out to residents asking what action they would like to see the Board take both short term and long term.

- 3. Discussion and possible issues on POA issues** - Discussion had, no motion made.

There being no further business,

**Erika McDonald made a motion to adjourn. Stacy Savage seconded the motion. A vote was taken, and the motion passed unanimously.**

Meeting was adjourned at 8:45 p.m.

[Redacted Signature]

Stacy Savage - TVPOA Secretary

Date

3-20-2020

[Redacted Signature]  
Amanda Homesley - Association Manager

Date

3/20/2020