

**TAHITIAN VILLAGE ARCHITECTURAL CONTROL COMMITTEE**  
P.O. BOX 636, BASTROP, TEXAS 78602, (512) 321-1145  
**MINUTES**

The regular board meeting of the Tahitian Village Architectural Control Committee

**5:30 PM, Monday, April 3, 2023**

120 Corporate Drive, Bastrop, Texas 78602

Facebook Live at Tahitian Village

Present Board Member(s): Greg Stigall, Randy Hudgins, Eddy Plummer, Kat Smith

Board Member(s) absent: Aaron Sanford

Association Manager: Amanda Homesley

**Time Meeting Called to Order:** 5:30 p.m. by President, Greg Stigall

**Public Present:** Lois Hornbuckle, James Smith, Michele Plummer, Tony & Tina Terry

**Secretary's Report for March 6, 2023:**

**Kat Smith made a motion to accept the March 6, 2023, meeting minutes. Eddy Plummer seconded the motion. A vote was taken, and the motion passed unanimously.**

**Treasurer's Report:**

1. February Financials-

For income, we had \$481.79 in interest along with \$2,700 in builder permit fees, \$1,000 in property owner permit fees, and \$1,500 in violation fines totaling \$8,757.84. In expenses, we had \$193.85 in health insurance, \$138.72 in office supplies, \$300 in rent, \$94.89 for telephone, \$200 for website/technology, and \$3,040.24 in payroll giving a total of \$4,080.83. Leaving us a net income for February of \$4,677.01.

**Kat Smith made a motion to approve the January financials as presented. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.**

2. Discussion and possible action on moving expired cd money.

Randy Hudgins made the following recommendation: Close the Austin Telco money market, Austin Telco Savings, Frontier Bank CD, and Frontier money market which totals \$151,592.53 and pull \$150K from Roscoe checking account. We will open up 3 cd's in the amount of \$100k each, one cd for 1 year, one cd for 18 months and one cd for 2 years at Edwards Jones with an interest of approximately 5%, FDIC.

That's an approximation amount because it is over \$300k. Even though it is with Edward Jones, they are set up in different accounts and will be insured up to \$250k.

**Kat Smith made a motion to approve Randy's recommendation of closing the Austin Telco money market, Austin Telco Savings, Frontier Bank CD, and Frontier money market which totals \$151,592.53 and pull \$150K from Roscoe checking account. We will open up 3 cd's in the amount of \$100k each, one cd for 1 year, one cd for 18 months and one cd for 2 years at Edwards Jones with an interest of approximately 5%. Eddy Plummer seconded the motion. A vote was taken, and the motion passed unanimously.**

## Unfinished Business:

ACC Report given by Amanda Homesley

### Permits issued for February 2023:

- 1 new home
- 13 fences
- 0 pergola
- 1 decks/patio
- 0 sheds
- 0 garages
- 0 retaining walls
- 0 driveways
- 0 pool
- 5 total homes permitted in 2023.

Builder Violation Report for February:

Trashy Site:1

No PJ:2

Starting construction with no permit: 1

Working after hours: 1

## New Business:

1. Discussion and possible action on an invoice dispute.

Kat Smith asked if we could go ahead and make a motion by looking at it because he will continue to put this on the agenda if not.

Greg Stigall stated yes.

Kat Smith stated the fines were for starting construction without a permit, not having a porta-john and a cease and desist. The total was \$3,750. I drove by the site and all is valid.

**Kat Smith made a motion to uphold the fine. Eddy Plummer seconded the motion. A vote was taken, and the motion passed unanimously.**

2. Discussion and possible action on Bastrop County permitting.

Kat Smith stated if we look at the information we received from the past, the very first thing it states from Mr. Bragg is he suggested that we permit through the County for everything. The wording is while possibly it could be challenged outside the floodplain, I don't know if it is financially worth the effort of that plus we got rid of the drainage plans that people had to get through the County.

Greg Stigall stated it only \$50 for the County permits for most of them and it stated any man made structure has to be permitted.

Kat Smith stated I am not a fan of doing the County's job because I suspect it is for tax base purposes and I think they should do that but I don't want any issues that Mr. Bragg mentioned to be brought up like the County permitting something and we don't.

Greg Stigall stated the County also has on there the potential of a \$500 fine.

Tony Terry stated if we go to the County and you don't like it, do you shoot it down.

Kat Smith stated you still have to follow our guidelines.

Tina Terry stated she heard that the County is sometimes taking up to 6 months on some permits.

Kat Smith says it is unfortunate as they are short staffed.

**Kat Smith made a motion to keep the permitting as it is currently requiring both the county and ACC. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.**

Michele Plummer asked if we were going to let people know? It was spoken about once and it is confusing. Amanda Homesley stated we could put it in the next Pine Post.

**Open Forum/Public Comment:**

Lois Hornbuckle stated she would appreciate the committee considering putting a table in the front so we can see, discuss and interact. The committee could bring a table at the front and move us back. It would be a good interaction with the board members to converse. It is good for the board to face us and us to them, we are not two separate units we are one unit.

Kat Smith says she loves the idea.

Lois Hornbuckle said we can get a table and put it in the front.

Greg Stigall said to put it on next month's agenda.

**Eddy Plummer made a motion to adjourn. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.**

The meeting was adjourned at 5:50 p.m.

 4/5/2023

Eddy Plummer, TVACC Secretary

Date

 4/5/2023

Amanda Homesley, Association Manager

Date