

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, June 5, 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: Charles Brading, Juan Valera, Bailey Jones, Tony & Tina Terry, Sandy Stigall, Lois Hornbuckle, Michele Plummer

Secretary's Report for May 1, 2023:

Kat Smith made a motion to approve the May meeting minutes as presented. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.

Treasurer's Report:

1. April Financials-

For April, we had \$44.11 in interest along with \$1,025.35 in legal settlement money, \$4,400 in builder permit fees, \$4,950 in property owner permit fees, \$1,250 in violation fines with a total of \$11,579.41 of income.

For expenses, we had \$300 for rent, \$32.52 in postage, \$94.89 for telephone, \$200 for website, \$3,498.38 in payroll, \$110 in legal fees, \$4,182 in taxes giving a total of expenses of \$8,611.64 leaving us with a net income of \$2,967.77.

We now have a total of \$592,245.84 in total assets.

Kat Smith made a motion to approve the April financials as presented. 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 April 2023:

- 5 new homes
- 11 fences
- 0 pergola
- 2 decks/patio
- 4 sheds
- 1 garage
- 1 retaining wall
- 1 driveway

- 1 pool
- 18 total homes permitted in 2023.

No PJ:1

Working after hours: 1

New Business:

1. Discussion and possible action on invoice dispute.
 Owner Juan Morales was not present.
 Committee asked that this be taken into Executive Session.

2. Discussion and possible action on building a playground in Tahitian Village.
 Charles Brading stated it is amenities to an existing park at the takeout since there is already a park there.
 I have talked to the architect who will be getting us a proposal for our concept.
 That way the POA and ACC can look at it. After that we will need to present it to the Commissioners Court. As soon as we get the proposal of the cost, I will bring that back to you all.
 Kat Smith said she has multiple questions.
 You said we have a concept?
 Charles stated, we don't have a concept.
 I met with her and gave her an idea of what we wanted and how much we wanted to spend, which was \$180K. She then said let me do a proposal of a concept drawing.
 When we get that concept, we can then make changes from that.
 Kat Smith asked what is the \$180k for?
 Charles Brading stated it was for ½ of a court and a playground.
 She can't draw the plans until she has a concept, so I gave her some perimeters to start from.
 Kat Smith asked so at some point we will be given the option to say we would like to have a playground with certain items and then we will get estimates and then decide if we do/don't want to participate?
 Charles Brading said yes but we have to start somewhere. Right now, we are just in the concept stage.
 Kat Smith asked at some point will there be a work meeting with all of us to discuss this?
 Charles Brading stated yes, it is a partnership.
 Kat Smith stated I just didn't know if we were being told if we were participating or asked if we were interested in participating.
 Greg Stigall stated we were being asked.
 Kat Smith stated I am interested and excited about the option of a playground and would like to know more about it.
 Randy Hudgins asked, have they decided where it would be located yet?
 Charles Brading stated we could move that around as well, but the engineer has the survey and is working on looking at that information and will know the best place for it.

Open Forum/Public Comment:

None

EXECUTIVE SESSION

**The POA entered an Executive Session at 5:43 PM.
The POA reconvened in regular session at 6:03 PM.**

Kat Smith made a motion to make the changes discussed in Executive for Mr. Morales. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.

Eddy Plummer made a motion to send the 3rd letter violations to our attorney. Kat Smith seconded the motion. A vote was taken, and the motion passed unanimously.

Randy Hudgins made a motion to approve a staff pay increase. Eddy Plummer seconded the motion. A vote was taken, and the motion passed unanimously.

Kat Smith made a motion to adjourn. Randy Hudgins seconded the motion. A vote was taken, and the motion passed unanimously.

The meeting was adjourned at 6:04 p.m.



Eddy Plummer, TVACC Secretary

Date



7/3/2022

Amanda Homesley, Association Manager

Date