

Stone Mountain, TX Property Owners Association - Special Board Meeting  
Saturday March 23, 2024; POA Building

Attendees: Tres Davis, Cameron Bird, Pamela Armour, Nicki Kupecz, Karl Kupecz, Jim Shannon, Laurie Shannon, Michael Siegmund, Rebecca Siegmund, Jim Borawski, Kathy Borawski, Alan Williams, Kris Hill, Pat Becker

Meeting called to Order at 8:05 am

Agenda synopsis:

- The Kupecz presented details of their plans to extend the roof line on 3 sides of their current garage in order to: 1-provide shade; 2-mitigate rain issues; and 3-mitigate hail damage issues. The Kupecz provided plans and pictures and reiterated that the procedure for rejecting their plans did not follow statutory guidelines.
- The ACC (Jim Shannon, Jim Borawski and Michael Siegmund) presented their reasoning for rejecting these plans. In addition, they pointed out restrictions in the Declaration that prohibit any storage of machinery and equipment which can be seen from the road.
- Discussion ensued with Board members asking questions of both the Kupecz and the ACC members.
- Nicki Kupecz recused herself from voting. In a 2-0 vote, the Board voted to reject the decision of the ACC and allow the Kupecz to make improvements to their garage.
- Treasurer Michael Siegmund brought up a few items:
  - 1-Signage regarding private property will be posted for the eclipse.
  - 2-Michael has done the tax return without an accountant and does not need updated accounting software, so he will be under budget on these items. The landscape committee has asked for a larger budget, so the underbudget amount could be transferred to the landscaping line item if the Board approves.
- Cameron updated everyone about the water situation with Aqua and will email the community as well.
- Meeting adjourned at 9:15 am

