

**VENETIAN ESTATES PROPERTY OWNERS ASSOCIATION, INC.
BOARD OF DIRECTORS MEETING MINUTES
March 2, 2021**

In attendance:

x	Ed Beckham		Pat Lowrie	x	Tom Tran
x	Bob Buck	x	Cindy Pack	x	Ralph Twiss
	Andrew Engleman	x	Tarn Springob	x	Pat Uselton
x	Christen Johnson	x	Haynie Stringer	x	Bob Vacek
x	Ruth Jungman	x	Tom Tannahill	x	Jim Vonderhaar
x	Pat Krajca	x	Steve Tralie	x	Don Wilson
M	Leticia Gomez				

x = board members in attendance, g=guest, m=management company

Call Meeting to Order:

Due notice of meeting, a quorum was established, Steve Tralie, the board President called the meeting to order at 6:45 p.m. The meeting was conducted via Zoom.

Call Open Forum to Order:

a. Resident Input - none

Call Business Meeting to Order: 6:45 p.m.

Actions between Meetings

Summary of the Outside Meeting - The executive committee consisting of Steve, Pat K. and Jim V. met on 2/26/21 to discuss recommendations to present to the board on reducing the size of the board. It was agreed that board positions would be eliminated by attrition. There also was discussion about the annual meeting.

Action Resulting from Outside Meeting -

Approve Minutes of Previous Meeting

With a motion by Tarn S. and a second by Pat K, the February 2, 2021 minutes were approved.

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Committee Reports

Before commencing with committee reports, Steve T. announced that Tarn Springob agreed to serve on the Deed Restriction committee. Steve also encouraged all committee chairs to keep their reports brief and summarize any activity. He also suggested that most decisions of a committee be handled by that committee and did not necessarily need to be presented to the board for discussion.

a. Deed Restrictions:

Tom T. presented the report included in the board packet.

b. Grounds and Parks and Security:

Pat U. inquired about the discussion on cleaning up the park entrances. Steve T. recommended that we have a VE clean up day and invite residents to volunteer the clean up and plant new plants at both entrances. Jim V. stated that the current landscaper is retiring as of the end of March. Leticia G. is looking for vendors to replace him.

c. Lake Quality, City Water, Pumps and Dredging:

Bob Buck stated that plans to dye the lake have been put on hold because the lake looks so good.

d. Neighborhood Relations (Newsletter, Website and Events)

Christen J. stated that she has several articles ready for the newsletter. She also informed that the "Yard of the Month" award would begin from April to October per recommendation from Leticia.

e. Caring, Welcome and Block Captains

It was stated that a message of condolence was sent to the Nathan Ngyen and family after the loss of his three children in a house fire in First Colony.

g. City Liason/Legal

Ralph is continuing to send out notices from the City after the freeze.

i. Architectural Control

Tarn reported that there had been 4 or 5 recent applications.

Treasurer's Report:

Pat K. reported that all accounts balanced.

Cash Balances as of January 31, 2021

New First Ckg #767009	94,451.52	
Frost Ckg. #671233238	12,248.75	
Frost MMA #671227505	86,771.07	
HFCU MMA #4480150	20.00	
HFCU CD #4480150-0545 1/7/22	31,034.58	
HFCU CD #4480150-0546 1/16/20	5598.46	
HFCU CD #4480150-0549 1/8/21	104,746.23	
Frost CD #1067-329354 1/17/21	20,290.03	
Brazos CCU CD #5400-045 5/19/21	196,740.47	
Total Current Assets		551,901.11
Property and Equipment		
Property	54,052.90	
Total Property and Equipment		<u>54052.90</u>
Total Assets		<u>605,954.01</u>

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2021 Membership Dues: Pat reported that as of 1/31/21 there were 32 residents who had not paid their HOA dues.

Management Report - no new report

Association Business and Operation

The board approved to amend the bylaws in order to hold a virtual meeting. Pat K. made the motion and Haynie S seconded it. The meeting is tentatively scheduled for May 11th at 7 p.m

Executive Session

The board may convene an Executive Session, as needed, to consider actions involving personnel, litigation, contract negotiations, enforcement actions, attorney communications or other confidential information as allowed under Texas Property Code section 209.0051

a. resident action: none.

a. Board member nomination schedule:

*Leticia presented the schedule for announcing available board positions. Steve Tralie announced that Andrew Engleman was not running for another term.

Positions available are positions 17, 18, and 19. Those current board members running for reelection are Pat Lowrie, Patrick Krajca, and Ralph Twiss.

* Bylaw amendment approved to conduct annual meeting by remote communication technology.

* Resolution approved to reduce board position to seventeen in 2021. (eliminating position 5, 17, and 20, not to be replaced)

*April 1, 2021 (10 days prior to mailing ballots) Website and Townsq solicitation announcement requesting nominees to submit bios for candidacy with deadline of March 31, 2021.

* April 6, 2021 - Nominations report presented at the board meeting.

*April 11, 2021 - (must be 20 days prior to the deadline to submit ballots) Annual meeting notice mailed to all owners along with bios of candidates.

Deadline to submit absentee ballots is May 10, 2021.

* May 11, 2021 3:00 p.m. - Absentee ballots tabulated at office of MASC Austin Properties, Inc.

Tarn S. made a motion to proceed with the schedule for the annual meeting and Jim V. seconded it. The motion passed.

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Violation letters to residents: All the board was in agreement to have the violation letters concerning deed restrictions be on a 12-week cycle.

Board Reduction:

Steve T. stated that we would begin to reduce the board through attrition until we had thirteen board members. It should be a three to five year process. No one will be asked to resign. Andrew Engleman is not running for reelection so that position will not be filled. We are waiting for the attorney to get back on how to fix the bylaws that indicate we should elect 5 board members per year.

Fences:

Tarn gave a lengthy history of the fence deed restrictions. After touring the lake, Tarn and other board members determined several homes have put up wood fences after the deed restriction was put into effect in 2011 regarding only "see-thru" fences. Jim V. made a motion, and Don Wilson seconded to proceed with letters to all homeowners who are in violation. The motion was approved. It was stated that all deed restrictions and architectural guidelines are on the website.

Christen Johnson asked if we could hold up the sale of a house if homeowners owned for fines, etc. Leticia said she will get an answer and will report back to the board.

Christen Johnson had a homeowner ask if treehouses were permitted. Structures in trees are not allowed.

New Business: none

Set Date and Time for next meeting: Next meeting will be Tuesday , April 6, 2021 at 6:30 p.m. via Zoom.

Tarn made a motion to adjourn and it was seconded by Pat K. The motion carried. The meeting was adjourned at 7:32 p.m.

Date _____

_____, President

_____, Secretary

_____, Management

