

Southwood Shores Property Owner's Association
Board Accomplishments
2022 - 2024

- 1) Create Southwood Shores POA website (southwoodshorespoa.com)
- 2) Create Southwood Shores POA Email account (southwoodshorespoa@gmail.com)
- 3) Create an e-mail list of residents to disseminate information.
- 4) Applied for and was granted 501(c)3 tax exempt designation.
- 5) Created a Deed Restriction Review Committee with Policy and Procedure.
- 6) Updated and passed new compliant Southwood Shores POA By-Laws.
- 7) Created and passed Rules and Regulations for the subdivision.
- 8) Create various documents – Neighborhood Survey, Nomination Form, “What My Dues Pay For”, Renter Disclosure Form,
- 9) Created budgets for each fiscal year. **
- 10) Created Financial Statements and keep the residents informed of our finances. **
- 11) Maintain a master list of property owners in Southwood Shores. **
- 12) Collect, deposit and record dues paid, user fees and other payments. **
- 13) Maintain a spreadsheet of dues paid and keys purchased for the park. **
- 14) Maintain a collection spreadsheet. **
- 15) Collection and accounting for resale certificate and property transfer fees. **
- 16) Mail out statements for collections multiple times. **
- 17) Reduced the cost of keys, locks, and park maintenance. Repaired boat launch.
- 18) Reduced our property taxes for our POA park and boat launch by 23.5% by obtaining a 17% reduction in our tax assessment in 2023.
- 19) Sought legal advice, selected an attorney, and met twice to determine if our POA was subject to Section 209 of the new Texas Property Code.
- 20) Conducted three Open POA Board meetings each fiscal year. **
- 21) Created and published agendas prior and minutes after for each Board meeting. **
- 22) Conducted at least 10 planning meetings in the past two years, some via Zoom.
- 23) Put together and mail ballot packets to property owners. **
- 24) Obtained POA Liability Insurance to protect the residents of our subdivision.
- 25) Obtained POA Board insurance to protect our Board.
- 26) Organized and conducted two Trash Bash events with TRWD to clean up the neighborhood. **

**** - Designates ongoing activities that will be done in 2024 - 2025**