

**Bridgepoint Civic Association
Board of Directors Meeting
Monday, October 21st, 2024**

Board Members Present

Leonard Vogel – President
Cynthia Crawford – Vice President
Scott Taylor - Treasurer
Lynn Newstrom – Secretary
Michelle Shores – Member at Large

The Board of Directors Meeting was held at 109 West Mink Street, Willis, TX 77378 immediately following the Nomination Meeting at 6:05pm.

1. Secretary's Report

Lynn Newstrom asked the board members if they had the opportunity to review the minutes from the September 16th, 2024 meeting and stated that the minutes have been uploaded to the website. Len Vogel made a motion to approve the Minutes. Scott Taylor seconded the motion. The motion to approve the Secretary's report was passed unopposed.

2. Treasurer's Report

Scott Taylor reported that there is approximately total of \$300,000 in checking/savings and \$1000 in liabilities in the form of deposit refunds that are due. Scott asked if there were any questions. Robert Taylor asked about the nearly \$5,000 in accounts receivable – if they are just accruing interest. Scott replied that yes, there are still some folks who owe money (in the form of either Association dues or fees for deed restriction violations) and are continuing to pay a simple interest rate of 18%. Scott also explained that at least twice a year, if not every quarter, he sends out a statement to these folks informing them of how much they owe and how much interest they've accrued on unpaid fees.

Financial reports were made available to all that were present and have been posted to the website. Len Vogel made a motion to approve the Treasurer's financial report. Cynthia Crawford seconded the motion. The motion to approve the Treasurer's financial report was passed unopposed.

3. Standing Committee Reports

- a. ACC Report - Cynthia Crawford reported that there is one outstanding project that is unfinished and one project not yet started.
- b. FEC Report – Robert Taylor reported that there was a meeting called by Scott Taylor with the contractor doing the work on the 1097 project to discuss where the driveway is going to come in as well as placing the various sized PVC pipe under the concrete to aid

utilities, future electrical work and irrigation. They also discussed the space that currently has grass on it up near the temporary wall and whether it will be paved over or not. Finally, Robert reported that according to his last discussion with the 1097 project contractor, they will probably start the work on our entrance around the first of the year. Based on that, the FEC is preparing to step-up the planning process and may approach the board needing funds for a third party to help with drawings and cost estimates. Norm Peterson introduced an additional discussion about where the center left/right turning lane will be located.

4. Possible executive session

The meeting was held in the kitchen.

5. Old Business

- a. A correction to the minutes from the September 16th meeting regarding the asphalt repair on Hillshire. Robert Taylor was not responsible for this project, but WAS instrumental in the repair of the asphalt/concrete section of the boat ramp. Thank you, Robert Taylor.
- b. No wake buoys – The new no wake buoys, the budget for which was approved last meeting, have been ordered.

6. New Business

- a. Pipes at front entrance – Scott Taylor reported that he'd obtained prices from Lowe's for the various sized pipes we'd need to place at the entrance before the new concrete gets poured. Michelle Shores offered up a source for the pipes that had more favorable pricing. In the interest of getting the pipes in a timely manner, Scott proposed and made a motion to approve a budget of \$1500. Len Vogel seconded the motion. The motion was approved unopposed.

7. Open Forum

- a. Scott Taylor mentioned Butch Neugebauer as being very helpful with advice regarding future electrical work at the front entrance and then Charles Clemons was recognized as someone whose career and vast experience in the electrical distribution business could prove to be very helpful in the future. It was suggested perhaps he could obtain even better pricing for us.
- b. Carol Neugebauer asked about the meeting notification sign at the front entrance and if there were plans to improve its location for better visibility. Scott said that would be up to the FEC.
- c. Len Vogel mentioned that we had six new families move into the neighborhood this year WITHOUT a front entrance sign. Lynn Newstrom countered that doesn't mean we don't need one.

8. Adjourn the Meeting

Lynn Newstrom made a motion to adjourn the meeting. Len Vogel seconded the motion. Len Vogel adjourned the meeting at 6:24pm.