

Bridgepoint Civic Association Board of Directors Meeting

Monday May 12, 2025, 6:00 p.m.
109 W. Mink Street, Willis, TX 77378

Board Members Present

Charles Clemons - President
Wayne Cross – Vice President
Lynn Newstrom – At Large
Scott Taylor - Treasurer
Cynthia Crawford – Secretary

1. Call to Order

The meeting was called to order by Charles Clemons at 6:02 p.m.

2. Secretary's Report

Cynthia Crawford asked the Board if they had reviewed the minutes from the February 3, 2025 meeting. Scott Taylor made a motion to approve the Minutes. Charles Clemons seconded the motion. The motion passed unopposed.

3. Treasurer's Report

Financial reports were made available to all that were present and have been posted to the website. Scott Taylor discussed the possibility of moving the money currently invested in bonds to a CD in June if the interest rate is around 4%. He also reported that the Board had approved a \$849.44 payment to Paul Hogan for maintenance on his lawn mower. Paul voluntarily mows the right of way around the neighborhood as well as performing other tasks such as tree trimming. Lynn Newstrom moved to approve the Treasurer's Report, Charles Clemons seconded, and it passed unopposed.

4. Standing Committee Reports

a) Architectural Control Committee

Cynthia Crawford, Board Liaison on the ACC, reported three open projects, one of which is almost complete and two of which have not started construction.

b) Front Entrance Committee

No members of the Front Entrance Committee were present and no report was made.

5. New Business

Jeff Blake, owner of Jeff Blake Reality, stated he had contracted to purchase the two lots at the front of the subdivision and would like to build commercial buildings on them such as a doctor's office. Scott Taylor responded that the deed restrictions do not allow for commercial development of those lots and that it requires a 2/3 vote of all homeowners in the subdivision to change the deed restrictions to allow it. He stated that the Board had previously talked to the Bridgepoint attorney who said any neighbor could oppose even if the Board or ACC approves. O.B. Miller, owner of one of the properties next door to these lots stated that he was not interested in those lots becoming commercial. Charles Hearn, owner of the other lot next door stated that he was not interested either.

6. Executive Board Meeting

No Executive Board Meeting was held.

7. Open Floor to Homeowners

Deb Cross mentioned that blocks on the corners of the entry had been removed. There was general discussion of putting them back, as well as road construction delays. Scott Taylor stated that he had made several calls to have the light at the entrance repaired. Wayne Cross stated that the 1097 road construction was keeping the light from being repaired. Scott Taylor and Cynthia Crawford discussed the light company replacing the pole at the back of Kevin Clark's lot, and that potholes had been filled with asphalt again. O.B. Miller discussed the area at the back of his lot that the farmer behind him was using as a road without a legal easement. O.B. intends to fence in the area. Charles Clemons volunteered to talk to Mr. White about it.

8. Adjournment

Scott Taylor moved to adjourn the meeting, Lynn Newstrom seconded and the motion passed unanimously.