

# MINUTES

## BOARD OF DIRECTORS MEETING

June 19, 2023

lazyriverclubinc.com

lazy.river.board@gmail.com

979 398-1395

Call to Order \_\_\_\_\_ 7:13 pm \_\_\_\_\_ (time)

Open in prayer by \_\_\_ Dale \_\_\_\_\_

Pledge of Allegiance led by \_\_\_ Dale \_\_\_\_\_

Roll call of members with introduction of visitors and new members

Neddy Hess-President-absent

James Toman - Director

Catrina Robbins- Vice President

Dale Phillips- Director

Jennifer Hart- Secretary - absent

Katy Sealy- Treasurer

Property Owners \_\_\_\_\_ None \_\_\_\_\_ Visitors

\_\_\_\_\_ None \_\_\_\_\_

Secretary: Minutes from May Meeting:

Motion to accept: \_\_\_ Dale \_\_\_\_\_ 2nd \_\_\_ Katy \_\_\_\_\_

Vote \_\_\_ All Accepted \_\_\_\_\_

### **Committee Reports:**

Treasurer's Report - Motion to accept \_\_\_ James \_\_\_\_\_ 2nd

\_\_\_ Dale \_\_\_\_\_ Vote All \_\_\_ - 15 total remain delinquent. Received payment from one person this past Friday. 3 properties are in buyout. All three will pay 125.00 title transfer fee.

Pool Committee Report - Motion to accept \_\_\_ Dale \_\_\_\_\_ 2nd

\_\_\_ James \_\_\_\_\_ Vote All Yes \_\_\_

One person's 25.00 pool key returned insufficient. Neddy called and text person. No response.

New company Aqua tech. Pool is much cleaner. Board members have not vacuumed the pool as it is staying much cleaner.

Pool party request from Sylvia. Sylvia invited to a meeting. Townsley to be part of the party as well. The board has questions about the number of guests. Need to review pool waiver for party rules.

Jeff Crouteau wants to continue pressure washing pool and restroom area and will need a key to the master lock to perform this service. Vote All was Yes to this service. Neddy to provide key when she returns.

What to do about the picnic tables in the pool area? Dale looked at the tables. One is very bad, missing pieces. Dale will haul off the bad table. Will not replace table at this time. After meeting Board looked at the tables and decided two tables need to be removed. Dale to use parts from removed tables to make one good table. Due to budget concerns tables will not be replaced this fiscal year. Once the bad tables are removed will post in Facebook that residents may bring their own chairs to the pool area and that the tables were removed due to safety concerns.

Deed Restriction Report - Motion to accept \_\_Katy\_\_\_\_\_2nd  
\_\_Dale\_\_\_\_\_Vote\_\_All - Yes\_\_

One 209 letter was resent with proper address. Several warning letters for deed violations will be resent.

### **OLD/UNFINISHED BUSINESS**

1. Yard of the quarter or Best yard program – Closed – revisit next fiscal year

2. Covenants – open

Discuss gun shots last week from Isidro's home. Neddy spoke to group of young men. One of the young men said they would look it up. Neddy called the sheriff. Sheriff said can shoot gun outside city limits. Neddy confirmed with her brother, a retired DPS, who confirmed this is true. This topic is closed.

3. Movie night – Closed. Review next fiscal year.

4. Pool Sign – Closed. Review next fiscal year.

5. Front sign time of meeting sign update – Remain open

Update from Alex for staining and painting the front sign. Alex confirmed painting the sign and planting. This may be 2 to 3 weeks or maybe sooner. Color to be a sage green. Alex provided Katy with sample. Landscaper to do flower beds will be naturally sealed. Sign frame will be sage green. Katy to send discussion to Catrina to add to the meeting minutes.

6. Pool discussion - hours - Pool opens at 10:00 closes at dusk

Need to verify pool party rules.

Confirm where electronic files are kept for pool

**NEW BUSINESS:**

1. New Web Page – Confirmed savings using new web hosting service. Vist Print increased price to \$192.00/year. Three services were reviewed: Vista Print, GoDaddy, and HostGator. Board elected to change to HostGator.
  - a. HostGator Year 1 = \$98.93
  - b. HostGator Year 2 and Year 3 @ \$17.99/year for Domain Name
  
2. ACAD Common grounds Lazy River Value Increase
  - a. Katy sent to Jeff. Katy identified Jeff and Neddy email as the contact points. Katy registered the community area as a non-profit organization. Katy spoke with Waller county to Austin County. Austin County has not setup a non-profit organization property previously. Jeff will handle this matter.
  
3. New Pool Contractor - Aqua Tech - Chris Spohn

Close Open Session Board Meeting 8:06 pm  
Establish the next Board meeting date, July 17, 2023 7:00 pm.

Open executive session: 8:07 pm

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Minutes typed and recorded by Catrina Robbins

June 19 ,2023

Open executive session at 8:07 pm

1. Property Accounts/Deed restrictions discussed
2. Legal issues discussed
3. Webpage Update