**La Reata Ranch Property Owners Association**

**Board of Directors Meeting**

**136 Corral Road**

**July 12, 2021**

**7 p.m.**

**All meetings of the La Reata Ranch Board of Directors (BOD) are open to association members. The BOD requests that whenever possible, members notify the BOD of their intention to attend a meeting so that necessary accommodations can be arranged.**

**Attendees**

***Jane Gomez – BOD President***

***Angie Currie – BOD Secretary/Treasurer***

***Pete Whitley – ACC Chair***

***Justin Bezner – Government Relations Committee Chair***

***Gayle Johnstone – Common Areas Committee Chair***

***Stephen Bishop – POA member***

***Donna Bishop – POA member***

***Jorge Gomez – POA member***

1. **Financial Report -** Angie

Angie Currie reviewed the balance sheet and the Profit and Loss (P&L) through June 30.  The P&L Year to Date is negative as we have had several improvements/repairs to make as well as significant legal fees. Angie mentioned that she had audited our expenses and found that the 3N1 donations had not been paid since 2018. A check was written and sent to 3N1 for $1874.25. The overall balance sheet is strong. There were no questions.

1. **Architectural Control Committee Report -** Pete

Pete Whitley covered his list of projects.  Five new home plans have been received, four approved, and construction is pending; 2 new homes are under construction.

1. **Communications Committee Report**

Egina is on vacation. Nothing to report this month.

1. **Government Relations Committee Report** - Justin

Justin Bezner covered several bills that were approved by the State Legislature that affect POAs.

87 (R) SB1588

87 (R) SB 581

87 (R) SB 398

87 (R) HB 3571

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For information on the content of these bills, please see: [TLO (texas.gov)](https://capitol.texas.gov/Home.aspx)

More analysis will be needed to determine what, if any, changes to our guidelines will be required.

1. **Common Areas Committee Report -** Gayle

Gayle Johnstone weeded the front flower beds, and all are done except one. That one has nutgrass in it and will need more work to get the nodules removed. The group commented that the front beds look great. Jane has asked our lawn service to expand his mowing on both sides of the road.

1. **Elections Committee Report –** Jane for Cliff

Cliff Coons is on vacation. Cliff and Betsey plan to begin making calls to solicit BOD candidates at the end of July if no one has come forward with interest. Anyone who has interest should contact either Cliff or Betsey. The election will be on 10/16/21 at the POA meeting.

1. **Website Update -** Jane

Our new website is up and running. AWSP and POWWEB were given notice a month ago. GoDaddy is now doing all website support.

1. **Mailbox project update** – Justin for Deb

One of our property owners has requested that the POA consider relocating the front mailboxes to another location in the subdivision. Justin and Deb have talked with the County and the USPS. Neither will provide funds or labor to move them. There are no other easements available for placement within. There are no good locations to move them to without getting another easement or putting them on the road. We also solicited input from a small group of property owners; the input was negative on any potential move. The BOD agreed not to move forward with moving the boxes. Jane will communicate this to the property owner who made the request.

We may still look at trying to refurbish / renew them at some point.

1. **Open discussion**

Stephen Bishop mentioned that there are cracked roads on Campfire Way and tar tracks on Pony Express which make the roads dangerous for bicyclists. He also expressed concern over the dirt in some areas on the roads (large chunks of dirt) which is also a danger to cyclists.

Justin will contact Clara Beckett about the roads once he has taken pictures to send her.

The ACC continues to notify home builders that they need to keep the roads clean where they have construction in progress.

We had a general discussion about fireworks in the neighborhood. Jane mentioned that many residents do not understand that fireworks are prohibited in La Reata Ranch (Restrictive Covenants 1998). Jane obtained an official copy of the document and will have it placed on our website this week. It will also be added to the agenda for the Fall POA meeting on October 16, 2021, as in informational item.

November BOD meeting is being moved from Monday Nov. 8 to Monday Nov. 15 because of BOD member schedule conflicts. It will be held at 136 Corral Rd @ 7pm. This will be the final BOD meeting of the year.

1. Adjourned