

Thunderbird Shores
POA Minutes of Meeting 3/21/2020

Attendees: Dan Boyle, Natalie Bentley, Bill LaPorte, Stacey LaPorte,
Remote attending: Lisa Waite

New Members: Donna Stinson (Finance) and Leslie Keeneey. (Architect) - Our thanks to these two new volunteers!!

Meeting called to order at 10:05 am

Stacey read minutes of last meeting in January. Bill approved them/Dan Seconded.

Agenda for today consist of:

- Financials
- Raise for Jesse
- Homework assignment to Board Members
- Signage

Treasurer report = \$11,117 collected to date in dues vs. the \$29K worth of property owners.
Ahead of last year collection of \$8K

Money will be used to redo all Signage in the neighborhood that will include:

Boat ramp - done (at cost of \$600)

New signage at Park - done (waiting on invoice)

Front entrance signage - down payment required due to higher amount estimated at \$1,500

- May request K.Bentley to do Iron work for signage
- Bill LP/Glen Waite/K Bentley to help with making the signage structure

Financials:

Current account is at 1st State Bank of Mabank (by Family Dollar). Issue is that the lobby only opens during the week (no weekend hours). Donna confirmed that should work with her schedule as she works in Seagoville and gets off at 3 p.m. Bill approved her access to the Bank account/Dan Seconded.

We will remove Diane Medley and Delores off the account and add Bill LaPorte.

Introduction to Donna Stinson as the new Finance/Accountant Board Member:

Has lived in Thunderbird Shores for 3 years - address is 164 Arrowhead. Has a 17 year old son who attends Kemp High school and will be attending Air Force Academy upon graduation.

Has worked in Finance for 30+ years. Has passed two Federal Background checks.

Currently works as a "fixer". Looks at company finances and "fixes" their problems.

Bill approved her as our new accountant/Leslie Seconded the motion.

Stacey will work towards handing off all the documentation she currently has from former accountant as well asking Donna to take care of the deposit of checks from the dues collected. Deadline for dues is March 31st but with so many returned envelopes there is no action on late payments. There was a mention of discount for residents on fixed incomes?

Donna will also work with Lisa Waite who is phenomenal at record research.

A short discussion was brought up about cash received as Stacey holds that in a petty cash account at home.

Raise for Jesse:

Currently Jesse XXX, (who mows the public areas of Thunderbird Shores) as been paid in cash and is asking that his payment be increased from \$100 to \$125 as he mows the following areas: Playground Park, large lot across from Park, Boat Ramp and entrance to Thunderbird Shores. Donna recommended that he be set up as a vendor and paid upon completion of the job which is expected to be done twice a month. Motion by Bill to increase payment of mowings to \$125 / Dan Seconded.

There was a request to ask K. Bentley to mow the side of the road down Welch with his tractor once trash has been picked up ahead of time.

A discussion was brought up about the scheduling of making keys available (at \$25 a key) for the park and boat ramp access. (Stacey - please fill in the new schedule as I didn't quite get what the decision was on availability).

Financial Continued:

Two residents want to sell lots; 118 Oxbow and 135 Osage
Deloris and Son will be selling 3 lots on Arrowhead.

2nd new member as our architect (Stacey, not sure exactly what the title is of this role) is Leslie Keeney (no idea of spelling of name) residing at 106 Erie since 1982.

Retired truck driver and now works for the school system maintaining their fleet and currently helping out school system by driving school bus and currently helping food distribution. Received the award of "Employee of the year"

Bill approved him as our new architect/Dan Seconded the motion.

Stacey asked that Leslie help address the current issue of not allowing two 5th wheel travel trailers that look like they are becoming "permanent" homes as it is against our by-law code restrictions that state that new homes have to be at least 900 sq. ft and less than 5 years old.

Other topics:

Vagrant kids; Bill & Stacey contacting the Sheriff Department again about two boys found on people's property (same two from last year that was stealing floating dock from across the channel, threw mud all over Waite's boat cover and photographed by Carol sitting on Waite's roof).

Donna also tried to report kids smoking pot in neighbors yard but was told if there is no posting of "No trespassing" there is nothing they can do about it. Sheriff department is aware of the drug trafficking in the neighborhood.

Homework: Stacey has asked for everyone to submit any "non-compliant" deed restrictions that we see in the neighborhood which could include trash in the yard, construction trash, unfinished homes (6 months time) etc. Send her pictures as well as the street address. She will send a "form letter" advising them of the offense - then give them time to correct the situation/respond to the letter. Once we have a list of perhaps three non-compliant offenders we can bundle and file a suite in a small claim to the County for a \$150 fee.

Good option mentioned by Dan Boyle was taking your trash to the Eustace city dump for a minimal fee. Dan to provide information for Bill LP to include on the website.

Next meeting discussion items:

Discuss Crime Watch

Drainage issue

Move fence of corner house at Oxbow and xx so that trailers can make the turn at the curve

Stacey to talk to young Mom about this

Dan Boyle motioned to close the meeting at 11:30/Bill LP seconded.

MInutes of Meeting taken by Natalie Bentley/Edits by Lisa Waite and Stacey LaPorte