

Four Corners POA Meeting October 7, 2024

The 4th quarter POA board meeting was held on October 7, 2024 at 144 Westridge Park, Livingston, TX 77351 (Maestas' home). The meeting was called to order by Michele Maestas at 6:32 p.m. Board members in attendance: Ed Dhayer, Michele Maestas, and Jenny Kelly.

The 3rd quarter board meeting minutes were approved by Ed Dhayer and seconded by Michele Maestas.

The treasurer report was given by Michele Maestas and reported balance as of October 7, 2024 is \$28,594.59. The difference in funds from the previous meeting includes monies spent on refurbishing of the entrance signs. The position of treasurer is transitioning to a new member and a detailed report will be forthcoming.

Old business including entrance signs and landscaping, lawn service bids, and approval of the proxy form in a PDF format was discussed and updates given. There continues to be one delinquent lot fee, which continues to accrue late fees. The board previously took legal action and will continue to be updated in regards to the situation. A bid was received to revitalize the landscaping at the entrance. This has been tabled due to lack of readily available water at this time. The water meter remains disconnected. Joe Puckett was to contact Undine regarding this issue per 3rd quarter meeting minutes. This will be followed up on by the board. Bids for lawn service will remain on the agenda. Ed Dhayer will continue to source for new bids.

New business included discussion of a proposed charter for the restrictions committee. The proposed charter is being reviewed by the restrictions committee chairperson. A request is made that the restrictions committee provide an update to the board for documentation in the quarterly meeting minutes. This will require further discussion and will be followed up by the board.

Property owners will be invited to visit the park prior to the annual property owner's meeting, to be held on October 22, 2024, to prepare for discussion of the future of the park. These plans include repair of the small drive leading into the park that was damaged during flooding. Jeremy Buie offered to

conduct the repairs during a previous meeting. Michele Maestas will follow up with Jeremy regarding this.

Once new board members are voted in during the annual property owners meeting, an update will be sent to SHECO for modification to the approved correspondence list. This allows for submission of repair requests to the company.

Ed Dhayer will contact tree services for quotes to remove three dead trees from POA maintained property throughout the neighborhood. One tree is at the entrance to the neighborhood, one is leaning over the road at Westridge Park just before the park, and the third is located in the park grounds.

A request for additional topics for the annual meeting was made by Michele Maestas. Jenny Kelly proposed adding reminders regarding pet control and adherence to speed limits within the neighborhood.

A request was made by Jeremy Buie to purchase the tracts of land owned by the POA at the end of Eastgate Park near highway 190. He proposed putting in a private gate. The board voted against the sale of this property. Michele Maestas will notify Jeremy Buie of the board's decision.

Michelle Maestas made a motion to adjourn the meeting at 7:20 p.m. and Ed Dhayer seconded the motion.

~meeting minutes recorded by Jenny Kelly, secretary, and approved by Ed Dhayer, Vice President.