

Somerville Place Property Owners Association, Inc
P.O. Box 125
Lyons, TX 77863

SPPOA, INC Board Meeting August 12th, 2023

Board Members Present:

D'Ann Marro – President
Dana Jones – Treasurer
Paula Brumley – Secretary
Tracy Lawrence - Director
Shannon Woods - Director
Burgess Stengl - Director

Members Present:

Paul Marro
Curt Graham

Meeting called to order @ 10:03 AM by D'Ann

MINUTES for June 10th, 2023: Reviewed and asked if there were any questions.

- Motion made to Approve by Paula Brumley 2nd by Tracy Lawrence** – all in favor was a unanimous vote.

TREASURER'S REPORT:

Statements /YTD Report handed out and reviewed.

Reviewed & discussed purchasing a CD for 50K @ 4.75% for 182 days -- which will make more money with interest rate than sitting in a savings account. Officers of SPPOA - D'Ann Marro/President and Dana Jones/Treasurer will be signing for the CD

- Motion made to Approve by Dana Jones 2nd by Paula Brumley** – all in favor was a unanimous vote.

Discussed Past Due Maintenance Fees on previous Owners – Tracy Lawrence stated statute is 4 yrs. Board agreed to write off old debit 4 yrs. & older on property that was sold. **Motion made to Approve by D'Ann Marro 2nd by Shannon Woods** – all in favor was a unanimous vote.

COMMITTEE REPORTS

- Architectural Review Committee – Need new members and it was brought up that prompt responses to emails by committee members are needed.
- Deed Restrictions Committee – On hold
- Environmental/Deed Violations Committee - Issues need to be reported to County – New Environmental Guy: Jody Tillery Ph: 979-567-2360
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UNFINISHED BUSINESS

- Repairs on maintenance building – Waiting to get Lawn mower moved, so we can get additional bids for the repair of building.
- Deed Restrictions - Tracy is going to research the validity of previous changes and get back with the board for further discussion on how we want to move forward.
- Weeds/Algae in ponds – Tracy is researching.
- Pool Repair – Noted to get started as soon as we close the Pool. Due to Heat Wave pool closing has not been decided.

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NEW BUSINESS

- Purchase of lounge chairs and BBQ pits - Approval by Board members were originally done via email; this is a follow up review. **Motion made to Approve by Tracy Lawrence 2nd by Burgess Stengl**– all in favor was unanimous.
- Solar Lights by Pool & Pavilion – was discussed & Paul Marro will get with Blue Bonnet to see about adding lights to existing poles & cost, also getting the one that is out, repaired. If the cost is too high or not available. Board discussed purchasing 4 Solar motion detected lights with a maximum cost of \$250.00 **Motion made to Approve by D'Ann Marro 2nd by Dana Jones**– all in favor was a unanimous vote.
- Lawnmower repair – Paula is going to get with lawn Mower service in Lyons or Somerville to see about estimate on what it would cost to get lawn mower fixed and running.
- Community Events – Shannon brought up about having more events for the community & getting volunteers for games etc from the school as the National Honor students need volunteer hours. Discussed Halloween parade & Trunk or Treat, Thanksgiving Potluck & Christmas Party
- Loose/Stray Dogs – Curt Graham say we need to repeatedly report these loose/stray dogs to the Sheriff, per his visit with County Judge Kevin, it's the Sheriff's responsibility to resolve.

Floor open for new Business: None

Meeting adjourned @ 11:00 AM