

Clearwater Cove POA, Inc.

**MINUTES
FROM BOARD OF DIRECTORS MEETING
Monday, January 17, 2022
14602 FM 1097 Gary Greene/Better Homes Office
Willis, TX 77318**

The meeting was called to order at 7:13pm.

Absent - Daniel Woodruff - President
Present - Fred Perdue– Vice President
Present - Joyce Hartnett – Secretary
Proxy– Mary Allcorn – Treasurer to J. Hartnett
Present – Curtis Matthews – Director
Absent - Kenneth Johnson – Director
Vacant Position - Director

ACMG – Jennifer Stanley, Community Manager

Guests (Sign In Sheet)

Minutes: November 15, 2021 BOD Meeting Minutes:

Motion: Fred Perdue made a motion to accept the November 15, 2021 Board Meeting minutes.
Second: Curtis Matthews seconds the motion.
Carried: Motion carried.

Financials: The Board reviewed the December 2021 Financial Statements \$9,968.12 in Operating Fund and \$44,825.37 Reserves, Total \$54,793.49. Collections for 2021 are at 96.29%

Motion: Fred Perdue made a motion to accept the December 2021 Financials as presented.
Second: Joyce Hartnett seconds the motion.
Carried: Motion carried.

Maintenance Report:

Common Areas: Curtis Matthews/Fred Perdue

Boat Ramp Repairs

Maintenance Items:

- 1) Decking Replacement – **RFQ to Contractors (Wood/Thru Flow)– SJRA List**
 - a. **HOLD for FALL**

Clearwater Cove POA, Inc.

Beautification Committee: Curtis Matthews/Fred Perdue

Project List:

- 1) Entrance upgrades
 - a. Lighting – **Hold**
 - b. Pressure Washing/Acid Wash for the Monument Signs
 - c. Repaint Black Letters

Irrigation – Winterized

Old Business:

Surveillance Cameras:

Discussion: Daniel Woodruff obtaining pricing options for cameras and connectivity.

Bid: 4 Locations/Cameras (8), Recorders/Enclosures EST \$13,800 – Installed

Discussion: Need for cameras - Annual Meeting discussion.

Website:

Discussion: New Site www.clearwatercovepoa.org - Online

New Business:

Holiday Lighting: Bid contractors for Holiday lighting at both entrances and park for 2022.

Annual Membership Meeting January 29, 2022 at 2:00pm – Montgomery County Fire Station #51 – Training Room, 20590 Eva Street, Montgomery, TX 77356

Candidacy Notice 4 BOD Positions, 3 ACC Positions

7:32pm Adjournment of Board Meeting into Executive Session: Topics: Owner Presentation

Next Board Meeting: February 21, 2022 at 7:00pm

Board Meeting – Gary Greene/Better Homes 14602 FM 1097, Willis TX 77318