



HOMEOWNERS' ASSOCIATION BOARD OF DIRECTORS MEETING

3:00 PM Wednesday, February 28, 2024, held in the Bella Vita Clubhouse Ballroom

Homeowner/Guest Speakers- *Speaker time is provided at the start of the Directors meetings if a form was previously submitted. Speakers are given UP TO 5 MINUTES on matters of concern listed on the form to be brought to the Board's attention.*

- *Theresa Devereux*

1. Call to Order- *Homeowners are welcome to attend the meeting (except for the Executive Session), but not participate in the discussion.*
2. Consideration of Minutes of Prior Meetings:
 - 2.1 Minutes – 1.24.24
3. Confirmation of Any Electronic Voting
 - 3.1. Evote approval to purchase pool chairs and chaise lounges
 - 3.2. Evote approval of Men's Club projects
4. President's Report Don Smith
5. Open comments by Board members
6. Treasurer's Report Bernie Bouman
7. Managing Agent's/Clubhouse Report Rebekah Chevalier, Inframark
8. Committee reports or actions: Request for Gerald Elliot to be added to the Nature Reserve Committee.
 - 8.1 Architectural Committee Ruth Southard
 - 8.2 Awards Sandra Bornstein
 - 8.3 Clubhouse Committee Carlos Trevino
 - 8.4 Communications Committee Lark Billick
 - 8.5 Community Relations Committee Billie Velazquez
 - 8.6 Elections Committee Ruth Southard
 - 8.7 Facilities Committee Rex Hemme
 - 8.8 Finance Committee Robert Tarlton
 - 8.9 Grounds Committee Janet O'Connor
 - 8.10 Nature Reserve Committee Bob Dawkins
9. Additional Business:
 - 9.1 Villas Master update Billy Potter
 - 9.2 Homeowner Concern Forms Billy Potter
 - 9.3 New exercise equipment (shoulder & chest press) proposal
10. Next scheduled Board of Directors meeting Wednesday, March 27, 2024 (organizational meeting following the annual meeting)
11. Closed Executive Session - *Provided by Section 209.0051 (c) & (e) of the Texas Property Code Chapter 209 to consider actions involving personnel, litigation, contracts, enforcement actions, communications with the HOA attorney, and homeowner's privacy and confidential matters*
 - 11.1 Collections
 - 11.2 Deed restriction violation- fence stain
12. Summary of Any Decisions Made During Executive Session
13. Adjournment