

POINT VENTURE PROPERTY OWNERS ASSOCIATION, INC.

NOTICE OF ANNUAL BOARD OF DIRECTORS REGULAR MEETING

Agenda – Updated 06/3/2024

Please be advised that the Board of Directors (the “Board”) for Point Venture Property Owners Association (the “Association”) intends to conduct a regular meeting of the Board at 9:00 a.m. on June 8, 2024, at Point Venture POA Venture Room, located at 555 Venture Blvd. S., Point Venture, Texas 78645 (the “Board Meeting”).

I. Establish Quorum & Introductions

At the Annual Board Meeting, the Board may discuss and/or take formal action concerning the following matters:

II. Presentation and commemoration to outgoing Board members, Frank Engels and Lisa Walker.

ITEMS UNDER PARAGRAPH II ARE CONSENT AGENDA

III. Approval of the Minutes

1. May 9, 2024 - Board Meeting Minutes

IV. Treasurer’s Report – Possible presentation of May 2024 Financials (due to the meeting being on June 8th, the May financials may not be available to be reviewed at this meeting. Typical close out of all financials occur between the 10th – 14th of every month.)

V. President’s Report – Frank Engels

VI. Manager’s Report – Lori Martin

VII. Golf Report – Justin Orbin

VIII. Member Input and Inquiries: Members who wish to speak should sign the sheet at the back of the room. Each speaker will be limited to three (3) minutes uninterrupted.

IX. Unfinished Business - None

X. New Business

1. Motion to approve an Agreement with the Townhome Association regarding the use of the portion of the tennis court that are owned by the Townhome Association.

2. Motion to approve the proposal from CourTex in the amount of \$165,000 to complete the Design/Build of two of the courts to six (6) pickleball courts and the resurfacing/overlay of the remaining two tennis courts. This item is part of the 2023 and 2024 CAPx Budgets.

3. Motion to approve the Bad Debt Write-Off of \$10,255

XI. Other/Appointment and Seating of three (3) Directors by the Board – *(Under Article IV, Section 5 of the POA's Bylaws, the Board may fill the vacancy created on the Board pursuant to the procedures under Section 4.09 (Section 4.09 is the Indemnification Clause for appointed Board members.)*

NOTE: On the deadline date for nominations to the BOD (April 2nd), there were no property owners who put forth their name/bio; thus, the BOD had the duty to appoint 3 property owners to serve on the Board for the 2024 – 2027 term.

XII. Election of Officers – All appointed Officers are done so by acclamation.

- A. Secretary
- B. Treasurer
- C. Vice President
- D. President

XIII. Adjournment

