



Tri-County Point POA

Meeting Minutes

Saturday, December 5, 2020.

1:00 PM

Roll Call

President Cindy Morrison

Vice President Matt Riehs

Director George Guerrero

Treasurer Karen Schlihab

Secretary Brent Rozner

Texas Workforce Commission Update

-POA is in good standing with Texas Workforce Commission and does not owe anything for 2019

TCEQ

-Issued a new representative.

-TCEQ is reviewing paperwork and reviewing POA's possible inability to pay.

-Due to Covid assessment/review could take up to a year.

-Operator is diligently working on fixing issues. I.E, Sewer Systems, pumps, sewer treatment plant.

IRS

- Bookkeeper has mailed 940's and 941's for 2014, 2015, and 2016.

Shredding and update on Tractor

- Tractor injection pump went out but has been repaired.
- Shredding was at a standstill, but will continue week of 12/7.

Future Projects- Roads

- Brent is working on getting bids for roads in sections 3 and 8.
- Will be working closely with contractors and reviewing each bid and the amount of work.

Billing

- Has been moved back to the office
- Heather will be over water and sewage billing
- By moving billing back to office POA will be saving an average of \$3000-\$4000/ year.
- Working on getting sewage and piping fixed.

Financials

- Matt and Cindy have been reviewing books and updating balance sheets.
- Remaining solvent is not an issue.
- Monies will be managed better to make the POA a better place.

Water and Sewage

- Will remain in house, it is a major source of income for Tri-County.

Deed Restrictions

-Working on deed restrictions and violations.

-Every Tuesday and Thursday Courtney and Heather will be going out and looking for violations.

Vote was made to assess fees on lot 5-084 for multiple violations

All board members voted in favor.

*After two violation notices or sixty days of initial violation notice, there will be a fee of \$25/day up to 15 days. Thereafter further legal action may be taken.

-Property owner may request meeting with the board to voice concerns and get issues resolved within the first 10 days.

Floor opened to property owners for questions.

Meeting adjourned at 2:00

Secretary:

A handwritten signature in black ink, appearing to be 'M. K.', written over a horizontal line.