

**TERRAMAR BEACH COMMUNITY IMPROVEMENT ASSOCIATION
BOARD MEETING
MARCH 14, 2020**

CALL TO ORDER

Having established a quorum president Craig Vance called the meeting to order at 9:05

ATTENDANCE

President Craig Vance, Vice President Jeff Walden, Treasurer Carolyn Bebermeyer, Secretary Wendy Majewski, Section leaders, Charlotte Dickerman, Janice Hendrix, John Saxon, Debby Reighert. Paul Lucas joined in via phone.

Absent- Richard Wagner and Alice Lincecom.

Guests- Lisa Porter, King Management Company (via phone), Dale Golden and Kenneth Kemble, ACC Committee, Jeannie and Bruce Gwosdz.

FINANCIALS

Current funds as of February 29, \$230,518

Dredging account - \$151,455

GUESTS

The Gwosdz's petitioned the TBCIA board for the possibility of using the green space adjacent to their property on Marina Dr. Issue will be taken under consideration by the board.

COMMITTEE REPORTS

ACC - Kenneth reported two sites with no permits were shut down. New plans for one home in section 6 and two in section 7 have been submitted.

WGIPOA

The meeting scheduled for March 21, 2020 has been canceled due to concerns over the Covid-19 virus.

SECTION REPORTS

Section 1 - No report

Section 2 - No report

Section 3 - No report

Section 4 - Lighting issue has ceased to be a problem

Section 5 - No report

Section 6 - Concern about bulkhead repair for new project being built

Section 7 - Four houses for sale. Landscaping problems need to be addressed.

OLD BUSINESS

Discussed dredging. Callan Marine visited the area and determined their machinery is too big. Craig will contact Orion Marine Company for their input. New owner of acreage at the point is open to accepting dredge fill.

Discussed cancelation of the crawfish boil due to Covid-19 virus. We will make the call 7 - 10 days prior to April 25.

NEW BUSINESS

The annual meeting is scheduled on June 13, 2020. A nominating committee will be formed. Positions open are Vice President, Treasurer and all even numbered sections.

Two monetary donations for the crawfish boil were offered by Realtor Barbara Zimmerman and Deborah R. Reichert, CPA.

KING MANAGEMENT COMPANY

Lisa presented the budget for 2020. Board will review. Collection of HOA fees is going well but there are still \$19,000 unpaid for 2020 and \$12,000 long time overdue for which KPM is working on payment plans.

Lisa pointed out several items to be aware of as a board of directors to remain in compliance with the State of Texas HOA laws.

After receiving and reviewing three bids she recommends using Sandhill Pool and Design to resurface the pool. Motion made by Carolyn and seconded by Debby. Motion approved. This project will be managed by TBCIA as we are on site.

Meeting adjourned at 10:10

Respectfully submitted: Wendy Majewski

3/15/2020