

Port Adventure Property Owner's Association
Regular Board Meeting Agenda
Unapproved DRAFT Board Meeting Minutes
8/7/2024

Location: Community Building
160 Adventure Trail
Trinity, TX

Date & Time: August 7, 2024 at 5:00 PM

Meeting called to order at 5:04 by Gary Langham

- Quorum established yes absent Gloria Kelley sign in sheet attached
- Previous meeting minutes read by Rachael King
Motion to accept meeting minutes as read by Del McCool seconded by Bobby Wiestling approved
- Financial report: Rachael King gave us an update on Bookkeeper having reconciled accounts for monthly bank account for this year and she has sent us the reconciled files from 2018 to 2022; about 200 pages that have to be downloaded and printed and we haven't had a chance to look at them yet, everything looks ok but it would be hard to prove fraud without receipts and more records. The dumpster account was opened separate of the PAPOA checking account it was opened with \$3357.00 but as of today \$2927.02 and a bill has been paid out of it. Checking account has \$6054.00 in at and the bills have been paid for this month so far. Savings has \$4148.52 in it. Rachael and Kristin have set the PAPOA up with a square card reader and an account which is able to accept credit card payments and make and print out receipts in the office. Is connected to the bank for deposit into the PAPOA account then moved to dumpster account as needed for payment and donations.
Motion made by Martin Castle to move \$2000.00 from checking back to savings seconded by Bobby Wiestling approved.
- Open discussion: will we still have access to QuickBooks account and our account records in the future long term?
- Discussion with Troy Montgomery: Proposal to Board to try to mediate with them Martin Castle made motion to go to our lawyers with Troy Montgomery's proposal for mediation and hopefully a conclusion to the lawsuit and cloud free title and this was seconded by Bobby Wiestling and approved.
- Executive Session was not needed.
- Review Port Adventure POA Legal Status and Plans: Motion to have the owners vote on winding up PAPOA was made by Martin Castle and seconded by Bobby Wiestling approved.

Dumpster report: Pretty much discussed already, we have approximately 80 property owners' signed up now. Has been running fairly smooth, area has been kept clean without major problems. Waiting on dirt for area out front of dumpsters still.

- Tractor issues
 - Brakes repairs? Mike and Sue's tractor needs some brake service and Martin Castle made motion to get an estimate on tractor repairs to possibly split with

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PAPOA and the Harrison's for repairs cost seconded by Bobby Wiestling approved.

- Tractor rental? Look into cost of rentals if necessary.
- Moving money from reserve fund: Not needed doing the opposite.
- August Members' Meeting: Agenda has been made already and posted. Will discuss the different options open to members on ways to deal with PAPOA after vote last meeting failed to pass the vote.

Motion to adjourn meeting made by Rachael King at 7:19 PM seconded by Bobby Wiestling approved.