

MINUTES OF SUNSET BAY PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS SPECIAL MEETING via conference call
Wednesday, July 8, 2020
www.sunsetbaypoa.org

Call to order: A Board of Directors special meeting of the Sunset Bay Property Owners Association took place Wednesday, July 8, 2020 via conference call. The meeting was called to order by the President and convened at 6:37 p.m. A quorum was established.

The following officers were in attendance:

President	Debbie Ortiz
Vice President	Rick Gonzalez
Vice President at Large	Gary Sequeira
Treasurer	Nikki Bloomer
Secretary	Stacy Thole

The following Alternate Director was in attendance:

Tim Raub	Executive Director
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A. Financial

a. Delinquent Dues

Four property owners are currently past due.

Update: Three property owners are still in arrears, late fees and finance charges have been added to their accounts. Should these accounts remain delinquent next steps will include legal action.

b. Status of liens against property owners

Three of six judgements have been served. One has been fulfilled; the other 2 property owners have reached out to make full payment.

Update: Three of the six property owners in default have made payment in full. The process server is working on serving the remaining three.

B. Update on building activity

No new applications.

C. Drainage at 133 Sunrise Dr

Potential solutions as well as bids for the recommended resolution are being explored. Follow up on this matter will be a topic addressed at the next Board meeting.

D. Bylaws – Review

a. Fees for noncompliance/violation of CCR's or Sunset Bay Policies

The Board does have the authority to implement fees and establish a Fee Policy.

E. Annual Meeting

Due to the ever changing COVID-19 restrictions and regulations, we will cancel the annual in-person meeting. We will have a virtual meeting via Zoom on Saturday, September 12th, at 1:30. Notification for the meeting login will be mailed out to property owners by August 10th, along with the annual meeting packet. Contents of the Annual Meeting Packet were discussed. The packet will include:

- a. Notice of rescheduled Annual Meeting to be conducted via Zoom
- b. Directions on how to participate in the Zoom meeting
- c. Official Annual Meeting Notice
- d. Proxy

- e. Voting Ballet
- f. Summation of CCR's and Policys
- g. Sunset Bay POA address change to 149 Sunrise Dr., Rockport, TX 78382
- h. Annual Meeting Agenda

F. Open Discussion and Questions

- a. The next meeting of the Board of Directors is scheduled for Wednesday, August 12, 2020 at 6:30 p.m. via conference call.
- b. The topic of security and security cameras came up. The Board will do some research on this topic and discuss potential options and feasibility at the next Board meeting.

Meeting adjourned at 7:51 p.m.

Next board meeting will be on Wednesday, August 12th at 6:30 p.m. via conference call.


Stacy Thole, Secretary

7-30-2020
Date