

# **Sweetwater Homeowners Association of Brazos County, Inc.**

## **Board Meeting Minutes**

### **July 12, 2022**

Attending: Dave Mueller (President), Marlene Reinschmidt (Vice-President), Carl McKneely (Treasurer), Kay Barboza (Secretary), Colleen Ross  
Guests: Toni Myers (Beal Properties)

A regular quarterly Board meeting of the Sweetwater Homeowners Association was called to order at 2:00 pm by Dave Mueller on Tuesday, July 12, 2022, at 4085 Sweetwater Drive, College Station, Texas.

Board meeting minutes for April 26, 2022 were approved as corrected.

The legality of being able to provide an updated directory of all Sweetwater residents with phone numbers and email addresses to Sweetwater residents was questioned. Toni Myers will check.

The second quarter financial report (from April 1 to June 30, 2022) was presented by Toni Myers. We currently have \$18,615.60 in cash. The report was reviewed and accepted.

Toni Myers discussed two items on the Beal Management Report for Sweetwater.

- Two homeowners have not paid their HOA dues. Beal is trying to collect them.
- Beal found two property violations and will send a letter to one.

Carl McKneely provided an update on the Greens Prairie Road widening project. Brazos County has come up with money to pay for the County section of the road. The company currently widening the road is agreeable to doing the whole road and is awaiting a modification in their contract.

The Beal website has updated Sweetwater HOA documents available to the public. All documents online will be PDFs only. The following documents will be on the public side of the portal for Sweetwater: governing documents, insurance, budget, management documents. Minutes do not have to be posted but must be provided on request.

Beal will provide Board members with the agenda, minutes, treasurer report and other pertinent documents six days before each meeting.

In regard to possible new “No Outlet” and speed limit signs, Beal sent out an email to the Brazos County and is waiting for a reply.

The next meeting is scheduled for October 11, 2022, Tuesday, at 2pm at Dave Mueller's house, 4085 Sweetwater Drive.

The meeting was adjourned at 3:04pm.

Respectfully submitted,

Kay Barboza,  
Secretary