

Pharr Plantation Homeowner's Association
600 Plantation Dr.
Pharr, TX 78577

Executive Board Meeting 1-13-2012

Members in attendants: Javier Mejia, President, Robert Hummel-Vice President, Eva-Maria Ellrich-Treasurer, Nelda Sims Oliva- Secretary, John Albert-zone 2, Linda Dowling-zone 2 alternate, Jim Woltz-zone 3, Felix Carrizales-zone 6, Rosa Maria Avala-zone 8, Gloria Coers-zone 9, Paul Smith-At-Large 1, Ramiro Cortina-zone 1

Absent from meeting: Judith Farias-zone 1, Graciela Martinez-zone 2, Lisa Bolainez-zone 5, Rocio Cano-zone 9

Javier – bring meeting to order 7:13pm

I have two points for this meeting

Eva – Lone Star National Bank no longer has a 2 signature approval

Tim – will still be allowed to write ~~\$1,000.00 limit~~ on checks written

We should have 6 bank accounts setup: checking, savings, architectural, reserve, delinquent HOA dues, children's fund

D'Wayne Deziel is no longer a signatory for PHOA

Felix- Wanted to know what the delinquent account was.

Eva – explained to Felix

Paul – we need the money to come back to the accounts; that are delinquent

Javier – (attorney) Amy's Lawsuit

Bob – Jim will pay for Amy's Lawsuit amount which has been negotiated down to \$8,500.00. Potential lawsuit exposure would have been \$15,000.00 to \$20,000.00

Jim – Had all the board members sign his agreement that the money would be paid back to him in 4 months by PHOA or an additional 10% would be added to any money not paid in the 4 month time frame.

Bob- I do have a copy of the dismissal of the lawsuit but the money has to be paid (post marked by next Friday) sent to Amy's attorney Keith Miller.

When filling out the check it needs to be on the memo: paid in full and final settlement of any and all claims against PHOA/board members

Eva- reimburse Jim right away for at least the \$5,000.00 that we have in the PHOA CD

Jim- I will write the check tonight, but the only this is the bank will probably put a hold for a few days once my check is put into the PHOA account

Bob – maybe we should get Jim to give us a cashiers check

Javier – yes, I believe a cashiers check would be better

Bob – we should be glad we are using the CD because if we do not pay Jim back in the 4 months time frame there will be an additional 10% interest

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Paul – Yes, it is easier to come up with \$3,500.00 out of our PHOA account

Felix – I/We want to commend the work Bob did for negotiating with the Attorneys and we for sure want to thank Jim Woltz and his wife for the funds to settle the

lawsuit.

Bob – this lawsuit named individuals not just PHOA. There is no rule saying that board Members are covered under the lawsuits

Eva – Javier have you registered with the state of Texas to change the name for the Non-profit for PHOA

Javier – No I have not, I wasn't aware of that registration.

Bob – Patty Abbott and Marvin Smith both said they have resigned from their zones

Javier – for the zones that do not have a representative can Bob or Nelda cover those since they are at-large reps

Paul – We have to work on the bylaws and changes things that need to be changed, we also need to work on the agenda for the next meeting and cover those things then.

Javier be sure and ask board members for ideas before the agenda is sent out

Felix – we need to communicate more with the Pres.

Paul – before we schedule meetings be sure and check the calendar for scheduled events

I also want to be at the meeting with Art Cantu

Tico – I also want to be there

Eva – back to the State of Texas non-profit, D'Wayne needs to be removed from that,

Javier needs to go register. You can get the information from the web-site

Javier – can Bob help me with that.

Nelda – what is the web-site?

Eva- sosstate.txus/

Be sure and attach a roster and fill in the members

Eva – a clean up day tomorrow, I will help on Monday

Javier – Eva wants to make an audit

Linda – we need 72 hours in advance for our meetings

Javier – I am learning, so it will take time

Linda – This is not an ordinary board meeting

Jim – Friday is free time for me; this is cutting into our free time

Paul – Monday the 23rd at 7:00 pm to see what Art Cantu had to say in the meeting Jan 19th at 5:00

Also Tim said, the form letter is ready that you need

Jim – Not sure if phone calls are legal when trying to collect past due accounts for PHOA and Audits are expensive, we need to try and do it internally

Javier – yes, we can do an internal audit, and then if we find a problem then maybe get outside help.

Rosa – sale advertising space on our calendar to make extra money for PHOA

Paul – Next agenda, we need to stick to the agenda at hand

Bob – we do need 5 minimum on the bylaws/covenant committee

Javier – adjourned the meeting 8:15 pm and everyone, began to leave

Respectfully Submitted, Nelda Sims Oliva

Approved by:

PHOA President

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