



**BELLAVITA AT GREEN TEE HOMEOWNERS' ASSOCIATION**  
**BOARD OF DIRECTORS Business Meeting**  
**at the Date and Time listed below**  
**3:00 PM Wednesday, June 28, 2023**

- a. Homeowner/Guest Speakers  
*The Homeowners' speaker time is provided at the start of the Directors meetings if they have previously asked for time and may speak briefly (UP TO 5 MINUTES) on matters of concern to be brought to the Board's attention. Homeowners are welcome to attend the meeting (except for the Executive Session), but not participate in the discussion.*
1. Call to Order
  2. Agenda subjects are the General business of the Association and the specific items identified below:
  3. Consideration of Minutes of Prior Meetings:
    - 3.1 Regular Minutes – 05.24.23
  4. Confirmation of Any Electronic Voting
    - 4.1. Approval of A/C Condenser and Air Handler
    - 4.2. Approval for BMI Music License
  5. President's Report Don Smith
    - 5.1 Vice President Status and Appointment
  6. Open comments by Board members
  7. Treasurer's Report Bernie Bouman
  8. Managing Agent's/Clubhouse Report Shannon Boogades, Inframark
  9. Committee reports or actions:  
The Grounds Committee has voted to have Janet O'Connor be the committee's chair. The Elections Committee would like to recommend Leslie Malone as a new elections committee member.
    - 9.1 Architectural Committee Ruth Southard
    - 9.2 Awards Sandra Bornstein
    - 9.3 Clubhouse Committee Carlos Trevino
    - 9.4 Communications Committee Lark Billick
    - 9.5 Community Relations Committee Billie Velazquez
    - 9.6 Elections Committee Ruth Southard
    - 9.7 Facilities Committee Rex Hemme
    - 9.8 Finance Committee Connie Harry
    - 9.9 Grounds Committee OPEN
    - 9.10 Nature Reserve Committee OPEN
  10. Additional Business:
    - 10.1 Villas Master update Billy Potter
    - 10.2 Homeowner Concern Forms Billy Potter
  11. Next scheduled Board of Directors meeting Wednesday, July 26, 2023
  12. Closed Executive Session  
*Provided by Section 209.0051 (c) & (e) of the Texas Property Code Chapter 209 to consider actions involving personnel, litigation, contracts, enforcement actions, communications with the HOA attorney, and homeowners privacy and confidential matters.*
    - 12.1 Collections
  11. Reconvene Open Session
  12. Summary of Any Decisions Made During Executive Session
  13. Adjournment