

POA BOARD MEETING

APRIL 24, 2024

Board members present were:

Don White

Brian English

John Sutton

Greg Privett

Jennifer Floyd

Stacey Curtis

Garry Elrod

Marisol McMenemy

Karen Lechelt

Deb Langley

Jonathan Elrod

The meeting was called to order by Garry Elrod, president, at 7:32 p.m.

Deb Langley and Jonathan Elrod were late due to class and church. Jennifer Floyd took notes until Deb arrived.

New members of the board were introduced.

Garry asked about Mrs. Bradford contacting Brian for architectural.

The board has one position open to be filled. The board agreed that we will wait a while until we get the new members up to speed and decided which positions they will have within the board and then find someone who would tie into our needs as a board. This person would need to be fair and equitable.

Karen expressed that her thinking was that we should wait until the new members get trained and find their niche and also find some good volunteers to help out on the committees.

Mr. Patterson has volunteered to help Steve Ruch with any handyman things needed. Karen mentioned the gutters on the back of the pavilion which needs repair and suggested maybe then could work together on that project.

Garry Moved and Gregg seconded to table filling the board position for a few months. The vote passed unanimously

We had a discussion regarding the sign and chain across the entrance of the pavilion area. It was destroyed by someone who ran over it. We discussed the importance of closing the area off during time when the pavilion is not open to prevent sexual activity, drug use/deals, etc. in our neighborhood.

Jennifer and Karen volunteered to build a gate and order a sign stating the hours of operation. Garry will talk with Mr. Townsend's son about taking it down and putting it up in the mornings during the summer when our pool employee is not there.

Brian gave a report from ARCHITECTURAL COMMITTEE regarding things that need attention:

-4006 Evergreen – Building in the back yard with tarp for walls which is against the rules. Photo sent to group. The committee will research this and report back.

-Caroline Flower- complaint of boat and cars; boat is where rules require but back porch is taped up with plastic painter's tarps which is not allowed.

-Architectural questions on GroupMe from Cynthia Martin regarding screened enclosure of back porch; concerns regarding the post following the requirements.

COMPLIANCE COMMITTEE report was given.

-Witherspoon with trailer had promised to move it or will be selling. A discussion was had regarding talking to him again vs sending the case to the lawyer. Karen reviewed that she spoke to them about dues, liens fees, and 1st fines but nothing else had been done by Tonya regarding this. It was decided because of lapse of time and communication it would be appropriate for Garry and John to go speak with Mr. Witherspoon. They will give him 7 days to remove the trailer and then the fines would resume and likely be turned over to the lawyer. He will be informed that he will be responsible for any lawyer's fees if this occurs.

- Home on Bay Meadow with overgrowth of ivy on the front of the house. Karen, Deb and Jennifer talked with the owner six months ago and he said that he would remove when it died down some over the winter. That was not done and the ivy is currently all over the front of the house. We will contact him again.

- 3608 Bay Meadow with inhabited R.V. parked beside the house and trash in the yard. He will be given 7 days.

Available positions within the board were discussed and decided upon including:

Compliance: Greg will be chair and Don and Jonathan will be on the committee.

Architectural: Marisol will be chair and Brian and John will be on the committee.

Pool: Jennifer will be chair and Stacey will be on the committee

Social: Stacey will chair and Marisol will be on the committee.

IT: John will chair and Jonathan will be on the committee.

Treasurer assistant: Jonathan will learn to help Karen

Jennifer gave a report from POOL COMMITTEE:

Pool pump has to be replaced We will be obtaining quotes for repairs.

Stacey put out a suggestion regarding swim lessons. She will research that and get back with us.

Karen, TRESURER, reported that the following would be turned over to the lawyer:

-Knight for \$1,500.00 unpaid

-Chronister 1000.00+

A discussion was undertaken regarding the POA residents being informed that there will be a chain of command to talk to the lawyer. We decided to make sure the POA members understand this and that any legal fees from the lawyer on their behalf would be charged to them.

The POA board's regular meeting will be the second Monday of every month, location to be determined starting June 10th, 2024.

Meeting was adjourned.

Respectfully submitted,

Deb Langley, Secretary.

TERMS of service for new members were drawn for being one year, two years and three years.

Stacey Curtis 1 year

Jonathan Elrod- 3 years

Gregg Privett – 3 years

Marisol McManney- 3 years

Don White – 1 year.

Remaining board members years of service were reviewed as follows:

Garry Elrod 2 more years.

Jennifer Floyd 1 more year

Karen Lechelt 2 more years

Deb Langley 2 more years

John Sutton 2 more years.

