

MAGNOLIA PARK HOMEOWNERS' ASSOCIATION

BAYSIDE LAKES

Board of Directors Meeting

January 20, 2022

Bayside Lakes Clubhouse

Minutes

Board Members Present:

Julie Krueger

Mike Davis

Melody Hamant

Bruce Plourde

Property Management:

Joy Simon

1. **Call to Order-** Meeting was called to order at 7:07 P.M. A quorum was established with 4/4 Directors present.
2. **Proof of Meeting Notice-** Notice was posted on Bulletin Board at entrance to Magnolia Park according to requirements.
3. **Reading/Waive Reading of Previous Minutes from October 2021-** Melody Hamant motioned to waive the reading of the minutes, 2nd by Mike Davis , and approved by all.
4. **Officer and Committee Reports:**
 - a. **ARC:** Ron Smit reported there has only been one application this month. There was 60-70 applications received in 2021.
 - b. **POA-** Melody reported that the POA met in October and had their annual meeting, she is remaining president of the POA.
5. **Management Report**
 - a. **Financials-**At the end of December the Operating Account had a balance of \$29,463.73 and the Reserve Balance was \$167,499.69 for a total of \$196,963.42.
 - b. **Collections Report-**The A/R Report for December 2021 totals \$89.33 which is 220
 - c. 220 Ridgemont – opposing counsel has agreed to a case management plan for both the Lien Foreclosure and the Covenant Enforcement matter. These plans place scheduled deadlines for completing court requirements, moving the case forward, and scheduling Trial if necessary. We have prepared an updated amount due for the property, and will scheduling a telephone conference with opposing counsel to discuss resolution and/or possible settlement negotiations. The attorney will provide an update once the conference is completed.
 - d. Thornwood Curbing repair – Scheduled to start today January 20, 2022. The board would like to remove the grass in the center island and have river rock added to eliminate having to fertilize which is what was causing the stains on the curbing. The Sprinklers will be capped as well, except the one that waters the tree.
 - e. Storm drain cleaning- Phanatik Pressure cleaning will clean all the storm drains, the road curbing throughout the entire community and the sidewalks on Thornwood for \$4100. The last time the curbing was done in the community was 2016, the board has agreed to take care of the curbing

every 5 years and the homeowners take care of the maintenance in between. Melody Hamant motioned to approve the bid for \$4100, Bruce Plourde 2nd, all approved.

- f. Violations- 1958 Thornwood is on the 3rd notice to pressure wash the driveway and sidewalks. Julie Krueger would like to reach out to the homeowner to see if the would let her son volunteer to wash the driveway and sidewalks before sending to the attorney. Julie Krueger motioned to wait until the following Monday to send the home to the attorney, Melody Hamant 2nd, all approved.

6. **Old Business:**

Road repaving –Mike Davis will meet with Burton Asphalt and Arrow Paving to discuss the areas of the road that need to be redone.

7. **New Business:**

8. **Violations:**

9. **Open Discussion**

Next Meeting- March 17, 2022 at 7:00pm

Being no further business before the Board, the meeting was adjourned at 7:33pm.

Minutes Prepared By:

Joy Simon

Fairway Management