

# MAGNOLIA PARK HOMEOWNERS' ASSOCIATION

## BAYSIDE LAKES

Board of Directors Meeting

October 30, 2023

5:30PM

Bayside Lakes Clubhouse

Minutes

### Board Members Present:

Gary Halfhide

Dwyane Jones

Julie Krueger

Mike Davis

### Property Management:

Joy Simon

1. **Call to Order-** Meeting was called to order at 5:30 P.M. A quorum was established with 4/5 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 May 2023-** Julie Krueger motioned to waive the reading of the minutes, 2<sup>nd</sup> by Gary Halfhide, and approved by all.
4. **Officer and Committee Reports:**
  - a. **ARC:** no report.
  - b. **POA-**Joy Simon reported the roof repair was completed and the pool resurfacing was completed. The pool will be reopened when the chemical balance of the pool is safe to swim.
5. **Management Report**
  5. **Management Report:**
    - a. **Financials-** As of August 2023 the operating account has a balance of \$45,916.40, the reserves balance is \$174,680.00, for a total of \$220,596.40.
    - b. **Past Due accounts-** The current outstanding amount is \$2220. Two homes continue to be past due-proceeding with the collections process.
6. **Old Business**
  - a. **220 Ridgemont-** Joy Simon reported the attorney has not heard back from opposing counsel and is recommending go back on the trial docket for this matter. No payments have been made towards the balance, The board agreed unanimously to go back on the trial docket and to no longer remove the late and interest fees since no attempt has been made to pay any of the balance.
  - b. **Amendment change vote-** The board would like to put amending the docs to not require the tree in the greenbelt and to allow metal roofs back out for a vote for the annual meeting.
  - c. **MP Park/ Tilman Fence-** the board would like a survey to see if the fence is within MP property line or Tilmans property line.
7. **New Business:**
  - a. **2024 Budget-** Dwayne Jones motioned to approve the 2024 budget raising dues to \$683 per year, Julie Kreuger 2<sup>nd</sup>, all approved.

### 6. Open Discussion

Next Meeting- January 18, 2024 at 6:30pm

Being no further business before the Board, the meeting was adjourned at 7:08pm.

Minutes Prepared By:  
Joy Simon  
Fairway Management