

Proposed Meadow Wood Farms Property Owners Association

Executive Board Meeting July12, 2022

Friendship Park

Present: Jim Bain, President: Mark Cooper, Vice President: Karen Reade, Treasurer: Gena DeCamella, Secretary

The Meeting was called to order at 4:02 p.m.

The Minutes from the June Executive Board Meeting as posted were approved by acclamation.

President's Report: President Bain thanked everyone for attending the Kickoff party.

Vice President's Report: No report

Secretary's Report: Secretary DeCamella reported that the minutes from the previous Executive Board Meeting had been completed and were posted on the website.

Treasurer's Report: Treasurer Reade reported that the association currently has \$12,146.82. Current fixed costs are approximately \$900/month which means that \$10,800 is already committed to Lawn, Newsletter, Waste Pro, Electric, and Insurance. This does not include the possible \$250 per committee per year, or any maintenance or contingencies. The association currently has 298 individual members, or 183 households which is lower than last year of 231 households. \$70 annual fee for safety deposit box was paid. The bank statement has been balanced, all submitted invoices have been paid. Lisa Yanes, our previous treasurer has assisted with the year end taxes on the computer and we did not owe any taxes for last year.

Committee Reports:

Control: No report

Beautification: No report

Directory: Absent

Membership: Position not currently filled (President Bain sent out an email blast for candidates). Frenchie Bisiaux has expressed an interest in filling the position.

Refreshments: Holly Roberts stated that she needed to be shown the location of the supplies for events.

Newsletter: Gena DeCamella reported that the newsletter ads were down and suggested that we contact some of our outside vendors to generate association funds.

Activities: Chairperson Kim reported that she is working on scheduling a regular trivia night. Also, the book club will be starting on August 15th. Food truck signs are up and looking forward

to a high attendance. Kim also stated that she is working on setting up yoga sessions in the park but that attendees may have to pay an instructor.

Sunshine: Jennie Adams not present

Welcome: Michele Shuler reported that she has met some new people and has provided them with the Welcome Folder with neighborhood information in it including maps, Newsletter, neighborhood website, etc.

Maintenance: Ian Reade made the signs for the Food Truck

Old Business:

a) Web page: Karen Reade reported that she is still working with Steve Gallagher to get the website up and running. They are in the process of establishing POA email addresses for the board and possibly including the directory online so that it can be more easily updated. Karen Reade also reported that Steve Gallagher was willing to upgrade the webpage for an approximate cost of \$1,000.

b) The annual audit will be performed by Kim Cooper and will need to select a second person to assist according to the bylaws.

c) Sunbiz registration has been completed and bank signatures are still on schedule to be completed by President Bain by 7/15/22.

New Business:

a) Meeting schedule:

a. Next Board Meeting 8/9/2022 4:00 pm

b. General Association "Social Event" 7/19/22 @ 6 p.m. with food truck

b) Shed and park security: Ian Reade reported that an unknown person was caught on camera entering the park and unlocking the electric box and turning on the electric. There are new cameras on the front gate and at the pavilion.

c) Association Goals and Objectives: President Bain emphasized the importance of creating the value of membership and defining 2-3 goals for the year that showcases that value. The board and committee members will work together to promote the benefits of membership within this neighborhood.

d) President Bain reported that the Board and Committee members need to consider options for helping the POA Control Committee have more authority in regards to enforcing the deed restrictions.

Meeting was adjourned at 5:13 p.m.

President Jim Bain

Secretary Gena DeCamella