



East Bay Plantation

Homeowners Association Meeting Minutes

Meeting Type: Board Meeting
Date: Thursday, January 18, 2024
Time: 5:30pm
Place: Pool
Attendees: Jacqueline Leierer - President
Ingrid Santangelo – substitute; Vice President
Cheryl Mendelsohn – Director
Sue Sorenson – Director
Tom Kenyon – ARC
Ray Caruso - ARC

Meeting started 5:30pm

A. President's Statement

- a. There are 4 positions to be filled: director (2-year term), Secretary, Treasurer and Director.
- b. A unanimous vote for Jacqueline to continue as President was made, Ingrid Santangelo was voted for the Vice President position

B. Treasurer's Report

- a. Current account balances as of Jan 17, 2024
 - i. Operating: \$22,870.45
 - ii. Reserve: \$107,620.15
 - iii. Total: \$130,490.60
- b. 44 homeowners have not paid anything for 2024 annual dues. An email reminder was sent out to the community and Facebook post
- c. There is still one homeowner from 2023 who has not paid. They have been mailed two notices and the Board has been discussing next steps.
- d. HOA insurance has been paid for 2024

C. Committee Reports

- a. ARC – 14 forms submitted since October
- b. Landscape – it was voted unanimously to continue to use Fox to maintain the common grounds for the community
- c. Lake – will be out to check on the lake Monday, January 22nd.

- d. Pool/Tennis Court – it was voted unanimously to continue to use Paradise Pools
 - e. Irrigation – will be considered for regular maintenance and discussed at the next meeting
- D. Misc.
- a. As a result of cost-of-living increases, a possible increase of HOA dues, of about \$25 for the year, was discussed for 2025
 - b. An internal audit will need to be completed. Paul Barton previously a contributor of his service and will be asked again.
 - c. A possible community gathering is being consider for the spring.

Meeting ended at 6:31pm