



East Bay Plantation

Homeowners Association Meeting Minutes

Meeting Type: Board Meeting
Date: Thursday, May 4, 2023
Time: 5:30pm
Place: Pool
Board Attendees: Jacqueline Leierer – President
Lynn Davis – Vice President
Cheryl Mendelsohn – Director
Ingrid Santangelo – Director
Janice Scamehorn – Secretary/Treasurer

Meeting started at 5:45pm

- A. Secretary's Report
 - a. Read minutes from April 6, 2023 - there was a motion to approve by Cheryl M., second by Ingrid S.
- B. President's Report
 - a. Update on HOA Revitalization
 - i. The HOA sent off the revitalization paperwork to the lawyer on April 11, 2023
 - ii. The lawyer then mailed out the HOA revitalization paperwork to the DEO on April 12, 2023
- C. Treasurer's Report
 - a. Update on account and dues
 - i. Operating Account: \$17,859.62
 - ii. Reserve Account: \$118,405.02
 - iii. Total: \$136,264.64
 - b. There are still two outstanding HOA dues for 2022 and two for 2023, these homeowners will be receiving reminders.
- D. Committee Reports
 - a. ARC
 - i. A couple ARC forms received which need to be reviewed before returning to the homeowner

- b. Landscape
 - i. With the overgrowth on the side with Walmart, the HOA has a quote for cutting it back, this way it will be easier to maintain in the future. The 20ft fence in the northeast will also be getting replaced. The board voted and unanimously passed to take care of these two issues.
 - c. Lake
 - i. The Lake Doctor added in some chemicals but overall, the lake is looking good
 - d. Media
 - i. Will be posting a reminder from the ARC
 - ii. James C. to help put the mount up for the new monitor
 - e. Welcome
 - i. No update
- E. Misc
- a. Update on a volunteer for the Treasurer/look into management company quote
 - i. Jacqueline will be reach out to a homeowner to see interest
 - ii. James C. mentioned about a neighbor having some recommendations for a management company.
 - b. Reserve study for the HOA
 - i. An email was sent to Jacqueline with the information and she was going to follow up with the company.
 - c. Walmart Overgrowth Update
 - i. Lynn to follow up with Walmart managers

Meeting concluded at 6:25pm