Beechwood Shores Property Owners Association

Monthly Board of Directors Meeting Minutes

August 14, 2023

Beechwood Shores Clubhouse

Called to order at 7:00 pm

Determination of Quorum: yes

Board Members Present:

1. Stacy Pronko 6. Al Lawrence
2. Carolyn Webster
3. Connie Smith
4. Ben Spencer
5. Lloyd Weeks

Board Members Absent: Missy O’Keefe

**Opening Remarks**: Ben Spencer

Ben opened the meeting by explaining why Missy was not able to attend this evening. He went on to recognize everyone who has been playing pickleball. He has received lots of positive feedback on the courts and is glad that they are being used.

**Approval of the Previous Meeting Minutes** Stacy Pronko

**Motion to Approve the Minutes**

Mot**i**on By: Al Lawrence

Seconded By: Carolyn Webster

Vote Called Yeas 6 Nays 0

**Motion Approved**

**Treasurers Report**: Ben Spencer

Ben reviewed the monthly financial reports from JKG. The year end balances are looking good. Only small expenses are left outstanding. Since the reports were generated, additional dues have been collected from 2 people and one of the seriously delinquent accounts has been contacted.

**Motion to Approve the Amended Treasurers Report**

Mot**i**on By: Carolyn Webster

Seconded By: Connie Smith

Vote Called Yeas 6 Nays 0

**Motion Approved**

**Building and Grounds Report**: Lloyd Weeks

Lloyd reported that the POA is working on writing up the RFP(Request For Proposal) for the new maintenance contract for the neighborhood assets and grounds keeping. The new contract will have two parts to bid on and the bids will have to be turned into JKG by Sept. 8th. The Board went over the RFP and made changes to some of the wording. The winner(s) will be announced at the September meeting. Our Facebook page and newsletter will have notices to let people know how to get copies of the RFP.

New gutter guards on the Clubhouse will be installed this week.

**Architectural Report**: Connie Smith

Connie had one request for a tree removal. A shed installation was approved. A question was raised about what constituted a “developed” lot for the neighborhood with regards to dues amounts. Ben said he would go to the county to find out what their definition was and report back to the board.

**Clubhouse Report**: Ben Spencer filling in for now.

There was one rental in August. $469 in the Clubhouse fund.

.**Web Site Report**: Missy O’Keefe is absent

No report.

**Unfinished Business**

1. Tree Down on Meadow Point- The tree has been basically cleaned up by a neighbor who wanted the wood. The owner said that was fine. No news yet on brush pile in woods of corner lot of Bent Tree and Meadow Point.
2. Mural on Tennis Court Wall- this issue has been deferred until next month. Missy will follow up.

**New Business –**

1. Yard Sale- The neighborhood yard sale will be held at the Clubhouse on Sept. 9th. From 8am to 1pm. Set up will be on Friday the 8th. Cindy O’Connor is taking charge of it. Connie said she will help with the signs too.

**General Information from the Floor-**

Cindy O’Connor volunteered to laminate the sign at the tennis court for the rules.

A reminder was given that we have a Christmas tree on the corner of the Clubhouse lot for the holidays.

A request was made to put weed killer on the edges of the tennis court fence.

A neighbor asked about when we were having the Pool closing party. It will be held on Sept. 16th with

the pool closing on the 17th. Details to follow.

**Meeting Adjourned at 7:55 pm**