

Meadow Wood Farms Property Owners Association
Executive Board Meeting March 12th, 2024
Friendship Park

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

The Meeting was called to order at 6:15 p.m.

The Minutes from the February Executive Board Meeting as posted were approved by acclamation with the amended change from “members” to “residents” regarding who will receive the newsletter.

President’s Report: President Bain’s report is within the agenda.

Committee Reports:

Control: Chad Ross reported that he received a call from a neighbor regarding putting in a round pen. She was informed that there are no deed restrictions regarding round pens.

Decorations: Chris Banks nothing to report.

Website: Jim Thomas absent, there are currently 71 registered users.

Membership: Patricia Wagner had no new report, but suggested that we offer a \$50 gift card raffle drawing, at the May Election Meeting to members who pay their dues on or before the May meeting AND also attend. President Bain offered to fund the gift card. A motion was made, seconded and approved by acclamation. A new attendee introduced himself as Gino Lainey and joined the POA. He was welcomed by everyone.

Refreshments: Holly Roberts absent.

Newsletter: Gena DeCamella reported that everything is going well. There have been some new ads placed which helps to off-set the cost of printing. We have returned to delivering the newsletter to residents who request it. It was reported that there are approximately 10-20 extra newsletters. There seemed to be a delay this month in distributing the newsletters.

Activities: VACANT – there will be some activities organized by individuals such as, car show, movie night, trivia night, arts and crafts fair, etc.

Sunshine: Jennie Adams not present.

Welcome: Dale Kennedy no new report.

Maintenance: Ian Reade reported that he has sprayed for weeds.

Vice President’s Report: Vice President Cooper reported that the neighborhood is looking good and that residents are doing a great job at picking up trash. He reminded everyone that now that it is Spring, animals are out and about and please do the speed limit and asked everyone to avoid hitting any animals, such as squirrels, snakes, etc. as they attempt to cross the road. VP Cooper stated he will be cooking burgers and hot dogs at the May Election meeting and attendees are welcome to bring sides or dessert.

Secretary's Report: Secretary DeCamella reported that she was absent last meeting and thanked Karen Reade for typing the minutes.

Treasurer's Report: Karen Reade reported that there is \$13,186.21 in the checking account. Additionally, the POA has two CD's worth \$5,195.73 and \$5,090.42. All bills have been paid and all checks deposited. There are 222 paid memberships. She also reported a significant donation by a resident.

A motion was made to approve the finances as reported, seconded, and approved by acclamation.

Old Business:

Updates:

- a) Election Committee – Michele Shuler reported that she has a couple of people thinking about running for election, but nothing definite as of yet, except for herself, she has thrown her hat in for the secretary position. Nominations can be made and accepted at the May meeting.
- b) Feral Hog issue - currently being worked on by VP Mark Cooper. There was a pen trap set up in the park along with three trail cams which resulted in zero hog sightings for one month. The trap/cams were then moved to VP Cooper's property which yielded the same result. He informed everyone to let him know if they are having a hog problem and he would set up the trap on their property.
- c) Pony Tales Salon - President Bain reported that he spoke with the county code enforcement. They have reviewed the case and have determined that the Ortiz's did not file the appropriate permit. They filed for a permit for an "in-home" business and not for a permit for a business in an adjacent structure which is considerably more expensive. The Ortiz's will have to file for the proper permit.
- d) Mowing RFP – The board is requesting proposals for MWF mowing.

Pending:

- e) Deed Restrictions Book/map – The board is putting together ideas and getting quotes.
- f) Project Dream Team – No volunteers at this time.
- g) Dues payment methods – Tabled until the new board is in place.

New Business:

- a) 328 roadside Food Truck – President Bain received calls from neighbors regarding this issue and he contacted the county. They are in violation of several things: They are not allowed to put waving flags next to the road, the building is not permitted. If the owners of the food truck comply with county regulations, then they will be allowed to continue business.

Meeting was adjourned at 6:53 p.m.

President Jim Bain

Secretary Gena DeCamella