

Boxwood Property Owners Association
Board of Directors Meeting Notes
Wednesday, September 20, 2017

Call to Order & Welcome

Kyna Thomas

- *Attending: Kyna Thomas, Robert Pyle, Margaret Schmitt, Jennipher Lucado, Andrea Sengy*

Approval of Minutes

- Approved of 8/23/17 Board Meeting Notes

Staff Report

J. Lucado

- **General Information:** the July meeting minutes were added to the disclosure packet for new homeowners.
- National Pools will begin the first week of October
- Delinquent association dues are an ongoing, yet manageable, issue. Discussed why late fees are no longer charged – there were questions about the legality of the fees due to language within the by-laws. The by-laws specifically define an “interest” fee and not a “late” fee.
- Note that Brownstone is pursuing an updated banking system that would allow credit card payments of the association dues and other options. This may be a partial solution for the delinquency challenges.
- The new homeowners list has been sent to Andrea.
- **Financial Report:** Note that miscellaneous income includes \$1,700 from the insurance payment for the damage at the top of Marguerite. Expenses also include the \$1,700 for repairs.
- Reimbursements were made for the expenses associated with the annual luau, which were under budget.
- Pool maintenance costs are still a bit up in the air due to the resurfacing and associated work.

Comments/Questions from the Members – None

Committee Reports – Prior to reports, Jennipher reminded the Board of the process regarding committees: Action at the annual meeting determined how many people are on each committee and not necessarily who the members are. At the April Board meeting, members were appointed to the committees. Confusion seems to have started at this point as we’re not sure if all of the appointed committee members were specifically asked and agreed to serve. We plan to regroup, contact those we’re unsure of and invite the committee members/committee reps to the next Board meeting.

Common Area Committee – primary issue is the playground. Robert has compiled some estimates for repair vs. replace and will get with the committee to move forward

Pool Committee – homeowners expressed concern about some of the pool furniture and while the Board had agreed to wait to see how the resurfacing and maintenance expenses played out, the pool committee is gathering cost estimates for replacements.

Social Events Committee – Andrea Singy is chairing the committee and has received great support from the neighborhood when asking for help.

- Luau – came in under budget, about 80 people attended and enough paper products are available for future events.
- Halloween – three volunteers have stepped up for the annual Halloween parade accompanied this year by a chili cookoff.
- Christmas – planning is underway
- Welcome Baskets – apparently no welcome baskets have been provided for the past year and the committee is busy catching up. Suzanne Corry and Andrea are splitting up the delivery of the baskets and are committed to keeping it up to date

Old Business

- Status of mulch for the playground? Mike was unable to attend, therefore no status report at this time.

New Business

- It is time to begin planning the annual meeting. Discussion was held regarding the location
- Decided to survey the community about the Annual Meeting with a few questions such as did you attend: if no, why not: what can we do to make it easier to attend: comments

Next meeting will be held on October 25 at Margaret's house, 329 Wild Turkey at 6:00

Motion to **adjourn** (Robert/Margaret) was approved at 7:18

Tentative Upcoming Meeting Schedule

Wednesday, October 25, 2017	Monthly Board Meeting
Wednesday, November 15, 2017	Monthly Board Meeting
Wednesday, December 20, 2017	Monthly Board Meeting
Wednesday, January 17, 2017	Monthly Board Meeting
Wednesday, February 21, 2017	Monthly Board Meeting
Monday, March 19, 2018	Members Annual Meeting

Back up Date: Monday, March 26, 2018