**Ocean View Estates Owners Association**

**Board Meeting Minutes**

**September 13, 2022 at 12:00 pm**

**Present:** Brenda Singer (President), Paula Harting (Secretary), Darren Horst (Treasurer), Larry Davis (ARC Liaison, and Covenant Review Chair)

**Call to Order**

B. Singer called the meeting to order at 12:02 pm

**Immediate Action Items**

Reviewed August meeting minutes. **Upon a motion duly made by B. Singer, seconded by D. Horst and unanimously carried, it was RESOLVED to accept the August minutes.**

**Treasurer’s Report -** D. Horst presented the Report.

* Normal treasury activity, bills etc.
* Account balanced and reconciled as of 8/31/2022
* Reversed payment for A1A check
* On-line payments for setup for FUPC and FB, will setup Royal Green

 L. Davis questioned an overage in Pond Maintenance of $360. D. Horst will investigate.

 The proposed budget needs to be ready for review at the November meeting.

**Committee Reports**

**ARC – Larry Davis Liason**

* Discussed that the Harrison ARC request is awaiting approval. **Upon a motion duly made by B. Singer, seconded by D. Horst and unanimously carried, it was RESOLVED to approve the request.**

**By-laws and Covenant review - Larry Davis Chair**

* No meetings have taken place yet, pending the meeting with lawyer T. Prince . L. Davis is looking for up to 5 volunteers from the community to be on the committee. L. Davis will request a posting on the website to solicit volunteers.

**Landscaping & Pond/Drainage – Ian Parrish Chair**

* No update

**Old Business**

Funds up to $1,400 were approved to fix the current landscaping issues. An increase to the Landscaping budget will be considered for the upcoming budget.

D. Horst suggested that the front entrance sign be repainted with more vibrant colors and questioned if the ‘Deed Restricted Community’ is necessary. **Upon a motion duly made by B. Singer, seconded by P. Harting and unanimously carried, it was RESOLVED to approve the painting of the front entrance sign in more vibrant colors.**

L. Davis advised that there is a statement that needs to be added to homeowners’ deeds, and the updated deeds need to be recorded. Recording fees will be required.

B. Singer suggested that the effort to begin the archival of old HOA documents be started in October.

Property issues – Work on the Harbison property is in progress.

There is another property that is doing work outside that has not been approved by ARC. B. Singer will contact the owner.

ARC Guidelines will be modified after the covenants are updated.

**New Business**

* Email Communication – B. Singer stated that phishing scams are being seen by some board members. When replying to ALL on HOA emails check that only board members are on the thread.
* Planning for 2023 – B. Singer will send a notice to community members regarding positions anyone may want to run for. B. Singer is planning to resign as President for 2023.

**Upon a motion duly made by B. Singer, seconded by L. Davis and unanimously carried, it was RESOLVED to adjourn the meeting at 1:26pm.**