

SOUTHWIND SHORES II P.O.A. BOARD MEETING

September 7, 2023

Attended: Mike Fennessy, Teresa Jescovitch, Maryann Ptasznik, Marty Wade

Topic	Discussion
Call to order	Meeting called to order by Teresa Jescovitch at 5:04 pm.
Agenda	Agenda approved without changes.
Minutes	All previous minutes stand approved.

Topic	Discussion
Officer or Committee Reports	<p><u>Presidents report:</u> 6/26 Proscia emailed the Board to use extra boat slips for company. Board approved. 6/26 Skillman received paper site maps on his property that are now on file electronically. 7/24 Board approved to order Buoy light to replace missing one on the lake. 7/20 Disclosure statement emailed to title company for lot 65.</p> <p><u>Vice Presidents report:</u> Welcome gift was delivered to the Gilberts, Lot 56. Mary Ann reached out to the Skillmans, Lot 46, to deliver their welcome gift. Mary Ann reached out to the Fosters, Lot 65, to deliver their welcome gift. Monthly bills from Maxwells Landscaping are being forwarded to Tom for payment. Teresa asked if she can be copied on them.</p> <p><u>Treasurer reported by Teresa for Tom.</u> Report was submitted via email. The audit has been scheduled. Interest income is solid and will exceed the Budget. Taxes were a bit higher than Budget due to more Interest Income. \$889.71 Community Activities is \$108.45 for New Resident gifts, rest Annual Picnic \$531.92 Contingencies is for new Buoy Light \$1883.51 for new picnic tables was charged to Reserves - Unallocated</p> <p><u>Environmental report:</u> August 18th the trees in the common area were trimmed. July 30th the DWR was notified of our buoy damage. Mike replaced batteries in the solar lights at the common area. Mike replaced the buoy light that was vandalized on the lake. Mike replaced the common area flag.</p>
Open Forum	<p>Steven & Gina Prosaic introduced themselves to us and let us know that they started working with a builder. Stephane Muszynski introduced himself to us.</p>

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Old and New business	<p>Pavilion repair still on-going issue as the contractor has not followed thru. Mike recommended starting over again with contracting process since the current contractor has failed.</p> <p>July 17th the Board approved to order 2 picnic tables for the Beach area from Global Industries. After numerous telephone calls, they were delivered damaged. Teresa is still in communication for replacements.</p> <p>August 18th, An email was sent to the community of an upcoming Chili Cook-off on October 14th. The Board was notified that we have chairpersons for the chili cook-off. Teresa asked the Board for approval on letting the chairpersons change the date if they want to. Board approved. The Board also approved \$75.00 (via receipt reimbursement) to be used for the October 14, 2023 chili cook-off incidentals (paper plates/bowls/plastic ware, etc.)</p> <p>The Myko's pontoon boat is being temporarily stored in the spare slip while their lift is being repaired a/o September 5.</p> <p>The Board noticed two new beach umbrellas are in place at the beach and sincerely appreciate their donation.</p>
Executive Session	<p>Lot 46 and lot 65 have requested short-term rental agreement forms</p> <p>The Board approved paying for the registration fees for Teresa to participate in the Lake Anna Civic Association to learn about how other LKA property owners associations are governing the use of private homes for short-term (AirBandB, VRBO, etc.) rentals.</p> <p>Construction applications have been Board approved for 4 lots. Mike will check into the paper work for the Lot that painted their shutters and door a different color.</p> <p>Teresa has notified 5 property owners that their site plans have been put in the system electronically and they can pick up their paper copies.</p> <p>The Fall common area clean up day is Saturday, November 4, 2023 @ 10:00AM.</p>

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Adjournment	The meeting adjourned at 5:49PM. Next meeting scheduled for December 7th at 5:00PM.