



East Bay Plantation

Homeowners Association Meeting Agenda

Meeting Type:	Board Meeting
Date:	Thursday, February 6, 2025
Time:	5:30pm
Place:	Pool

A. Secretary Report

- a. Read minutes from January 9th BOD meeting

B. President Report

a. Board Update

- i. Need to elect one additional Director

b. Maintenance expenses for common areas

- i. Special Meeting held to approve purchase of mulch for \$460.99, but need to purchase more mulch to complete project.
- ii. Special meeting also held to pay \$100 for Steve to lay mulch
- iii. Special meeting held to approve \$250.00 for Tropic Greenery to excavate front garden to remove plant roots from garden
- iv. Proposal to reimburse Mari Beanblossom \$12.78 for purchasing replacement lightbulbs for front garden
- v. Proposal to reimburse front entrance irrigation repair- \$550.00
- vi. Proposal to repair power outlet in front entrance area \$300.00
- vii. Update on Fish replacement in pond request

c. Communications

- i. New proposal to utilize a new website for the HOA homepage

d. Storage Unit Clean-Up

- i. Proposal to reimburse Cathy for paying \$254.19 for paying UPS to shred outdated documents that were in the storage unit.

e. Proposals for Consideration for landscaping

- i. Bike rack for pool replacement
- ii. Standardized mailboxes (and process)
- iii. Consideration to add Dog park on backside of subdivision with trash can
- iv. Basketball hoop consideration follow-up
- v. Lights on trees during holidays

f. Proposal to remove SMB as accounting firm and for us to use quickbooks instead.

C. Treasurer's Report

- a. Current account balance as of December 31, 2024
 - i. Operating: \$8,321.18
 - ii. Reserve: \$33,882.96 + \$75,000 in CD
 - iii. Accounts Receivable: \$219.50
 - iv. Total: \$116,000.64

D. Committee Report-

- a. ARC- Sue Sorenson
 - i. Review process
 - ii. Monthly meetings
- b. Landscape- Mari
 - i. Request for consideration of flag pole being added to front entrance area.
 - ii. Proposal submitted for lawn services. Current contract is through July.
 - iii. Consideration of additional landscape updates
- c. New Pool/Tennis Court monitor- Ray Caruso
 - i. Ray Caruso has volunteered to monitor pool and tennis court.
- d. Media- Gary Scamehorn
 - i. Current web service update
 - ii. Set-up of new email aliases, HOA Webpage, etc.
- e. Welcome Committee- Mary Sipes/Anne Caruso

E. Misc.

- a. Potential future projects for 2025
- b. Community events

F. Adjournment