

Bayview Homeowners Association, Inc.

Annual Membership Meeting

Thursday March 20, 2025, at 7:00 P.M. Recreation Room

Meeting called to order by the President John Myers at 7:12 pm. Present were Secretary Jean Joh, Vice-President Susan Bosnich, Treasurer Jasmina Krsulich, and Member-at-large Angelica Cheung.

Open Forum – “a medium in which the members may express opinions.”

Each speaker may speak for **ONLY 5 minutes**. If there is time remaining and everyone has had a chance to speak, more time may be allotted to an individual. The Board will be listening and may or may not discuss concerns during the Open Forum or the Board Meeting. There is a chance that something may be studied and put on the agenda for the following meeting.

- A Member inquired about the EV charging electrical rates. From the floor, it was heard at 34¢ per kWh.
- A Member reported stolen packages multiple times.
- A Member reported water collecting in buckets from 2 light fixtures.

Administrative

- a. Quorum is declared by the Secretary. Attendance was 67 in person or via proxy. 28 absent.
- b. The last Annual Meeting's Minutes were approved by the membership.
- c. President John Myers to step down at the end of the meeting as it coincided with the end of his term.
- d. From the floor, Member William Lam volunteered to serve on the Board and was elected by way of acclamation. The remaining Board Members remained incumbent as no additional interest to serve was noted.
- e. February financial reports were unavailable and will be reviewed at the next meeting.
- f. Fire hoses to be replaced after 5 years. Insurance is likely to increase. Fire Department was asked to inspect for fire hazard after tree trimming.
- g. EV charging will require frequent power shutdown.

Homeowner Communications and Newsletter topics.

Dumpsters are for routine trash disposal and not for large or hazardous material, such as mattresses, furniture, chemicals, and such. Grease and hair not to be flushed down the drain.

I. Calendar

Next Board Meeting was confirmed to be on **April 17, 2025**.

II. Maintenance – issues, concerns, and major expenses

- a. Property repairs and issues
 - i. Landscape progress - Redwood TS estimate for \$12.8K was approved. Only 1 Monthly gardening service estimate was received. The Board will interview the vendor to establish if twice a month service and a short-term trial is acceptable.
 - ii. Laundry equipment - Laundry to be handles by Wash is still under consideration. Noted that Frontera side has plumbing issues. Keeping the existing equipped and adding Shine payment system will be considered.

III. New Business:

None noted.

IV. Old Business:

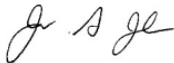
None noted.

V. Executive Session:

Meeting moved to executive session at 8:30 pm. Board Members Roles were assigned as follows: Susan Bosnich, President. Jean Joh, Secretary. Jasmina Krsulich, Treasurer, William Lam, Vice President. Angelica Cheung, Member-at-large.

Meeting adjourned at 8:50 PM

Attested to:



Date: April 17, 2025

March 20, 2025.