

# MELROSE HOA ANNUAL MEETING AGENDA 2024



## Melrose Homeowners Meeting

7.24.24 600pm – Violet Township Administration Office – Little Lodge

### 1. Call to Order:

#### Melrose Board of Directors

- Jackson Brandel - President *jdb 7.23.24*
- Tony Black - Vice-President
- Deanna Roth - Secretary
- Kevin O' Connor
- Stacey Menefee – PMI Scioto Metro

### 2. Approval of prior Meeting Minutes 2023

### 3. Financial Review

- Operating Account (2024 annual budget)
- Accounts Receivable (6.30.24) **48,921.43** (principle) vs. **12,882.68** (delinquency)

### 4. Election of Board Members

- Nomination of Board candidates(s)
- Presentations by Board candidate(s)
- Election of Board member(s)
- Melrose Board of Directors duty

#### ARTICLE V. BOARD OF TRUSTEES

##### Section 1. TRUSTEES.

There shall be five (5) Trustees and the terms of the Trustees shall be staggered so that the term of at least two (2) Trustees will expire and a successor will be elected at each annual meeting of the Association. Thereafter, at such annual meeting, a successor to the Trustee whose term then expires shall be elected to serve a two (2) year term. Notwithstanding the forgoing, the Members, by the vote of Members exercising not less than a majority of the voting power of Members may, from time to time, change the number and terms of Trustees; provided, that in any such event the terms of not less than one-third of the Directors shall expire annually.

### 5. Announcement of new Melrose Board member(s)

The **Melrose Board of Trustees** are placed in a position of trust and authority to act on behalf of the Association. It is the board's legal duty to act in the best interests of the HOA. This includes but is not limited to the following:

**Duty of loyalty** HOA board members are to act in good faith to promote the best interests of the entire association.

**Duty of care** HOA board members to make informed decisions regarding HOA matters. The board can rely on an HOA manager or staff to provide the information necessary to make a decision. The duty of care board is expected to uphold can apply to several situations, including imposing fines on homeowner violations.

**Duty of Authority** board members are required to only act within the scope of their authority. They cannot act or make decisions on matters that are outside the boundaries of their roles and HOA responsibilities to homeowners.

### 6. New Business

- Melrose Bylaws recorded.....Deeds Restrictions moving forward
- Melrose Board updates over the last fiscal year
- [MelroseHOA.com](http://MelroseHOA.com) website as source of information; STAY INFORMED
- Melrose Violations
- Melrose Assessments

### 7. Open Forum

- Answers to questions\comments. Please keep to 2 minutes or less

### 8. Adjournment