

Dutchtown Villas Homeowners Association, Inc.
ANNUAL MEETING MINUTES
February 19, 2020

I. Call to Order

The meeting was called to order at 6:42 PM. Meeting held at Dutchtown Library, 13278 Highway 73, Geismar, LA 70734.

II. Proof of Quorum

Homeowners in attendance were:

Bettie White

Saul Labbe

Trang Dinh

Christina Nguyen

Alison Hayes

James Crandell

Homeowners present via proxy were:

Emily DeAngelo

Ginger Curtis

Tagan Mire

Bryan Wymore

Board members in attendance were:

Christie Jewell

Jordan Neustrom

Lisa Agler

Tanya Coleman

Heather Arceneaux of Lewis Companies was also present.

III. Notice of Meeting

H. Arceneaux presented the notice of meeting distributed to homeowners in accordance with governing documents.

IV. Approval of Last Meeting Minutes

H. Arceneaux presented the minutes from the February 28, 2019 meeting and reviewed. T. Coleman made a motion to approve the minutes as written. B. White seconded the motion. All were in favor. H. Arceneaux presented the minutes from the January 17, 2019 meeting and reviewed. H. Hayes made a motion to approve the minutes as written. C. Jewell seconded the motion. All were in favor.

V. Financials

H. Arceneaux presented the current financials for the association. The February 2020 balance sheet was reviewed reflecting a balance of \$15,880.57 in the operating account and \$2,900 in prepayments. The 2019 retained earnings was \$6,703.34. The 12-month statement was presented and discussed.

VI. New Business

H. Arceneaux presented and explained the proposed 2020 budget, reflecting a cash flow of \$219.00. Homeowners were in favor of opening a reserve account to begin saving, eventually paying off the common area tax debt. J. Neustrom made a motion to approve the budget as written. S. Labbe seconded the motion. All were in favor.

VII. Board of Directors Election

H. Arceneaux opened the floor to new board of director nominations. No new nominations made from the floor. A. Hayes made a motion to elect the same members to the board of directors. J. Crandell seconded the motion. All present were in favor.

VIII. Open Discussion

A discussion ensued regarding various resolutions to the drainage around the oak tree. H. Arceneaux will meet with lawncare provider for solution.

J. Crandell requested for a work order to be submitted to the parish to clean out the drains in the community.

S. Labbe proposed for the board of directors to review the garbage providers and consider moving the community to a single service provider. Board will discuss.

IX. Adjournment

With no further business, H. Arceneaux adjourned the meeting at 7:22 PM.