

Minutes

MVS HOA Board of Directors Meeting

February 11, 2025

Meeting: 9:00 AM at Moylan's home and zoom.

Roll Call:

David Moylan - President

Treasurer – Debbie Kendall

Sally Wagner – Secretary

Mike Wagner – Director of Building & Site Inspection

John Liptak – Director of Grounds & Road Maintenance

Kris Jones – Director of Boat Ramp & Storage Lots

Secretary's Report

1. The minutes from the January MVS HOA Board meeting have been previously approved and posted on the MVS website at <http://www.mountainviewshores.org/minutes.html>
2. Spring Newsletter – Request Board for ideas and suggestions for content for the spring newsletter.

Vice President's Report

1. The contract on lots 076,077,078 on Mountwood Drive was cancelled.
2. There were no requests for POAs during January.

Treasurer's Report

	Current Period <u>1/1/25 – 1/31/25</u>	Year to Date <u>8/1/24 -1/31/25</u>
Total Income:	\$ 13,290.74	\$ 54,516.59
Total Expenses:	\$ <u>156.04</u>	\$ <u>10,060.17</u>
Net Income	\$ <u>13,134.70</u>	\$ <u>44,456.42</u>

Total Bank Accounts as of 1/31/25:

\$354,591.72

Grounds and Maintenance

Goals for the coming month will be to create a solid road maintenance plan/update, in addition to finalizing the spring cleanup plan along with the signup chart.

Building and Site Inspection

Active Properties:

- Section 1, Lot 1038, 304 Deerwood, Campbell. Foundation dug for new house.
- Section 1, Lot 1040, 305 Deerwood, Puckett, Started renovations.
- Section 1, Lot 1092/93, 101 Shorewood, Wagner, Finished stonework. Waiting for warmer weather to start the septic system and install a propane system.
- Section 2. Lot 2013, 112 Sherwood Drive, Bottino, Doing inside modifications.
- Section 2, Lot 2032 & 2033, 207 Sherwood, Nelson, Sunroom and other renovations. Working on signing contracts with builders.
- Section 3, Lot 3043, 118 Tradewind Terrace, Wheat, New two car garage. Drawings in March.
- Section 3, Lot 3048, XXXX Tradewinds Terrace, Sheehan, Framed first floor.
- Section 4, Lot 4097, 2439 Capewood, Denny, No activity.
- Section 1, Lot 1082, 102 Shorewood Terrace, New garage design completed, and Board approved the plans. Cost is less than \$60,000 so no HOA fee is required.

Boat Ramp and Storage

1. Kris has obtained estimates from several pressure washing companies for work on the boat ramp to be scheduled in late March/April.
2. Next month will discuss getting estimates for ramp road repair.

New Topics:

1. Email request from Mrs. LeVan requesting to plant chestnut trees in the neighborhood in memory of her late husband, John LeVan. It was decided that there is not a viable location in the HOA community property for these trees. It is recommended that Mrs. LeVan consider her own property or perhaps contact Smith Mountain Lake State Park.
2. Requests from several residents to have the power lines and cable lines put underground as they are in Section 4. The Board decided that this discussion will be put on hold until the report from the cable company has been received.