

**Minutes**  
**MVS HOA Board of Directors Meeting**  
**July 14, 2023**

The meeting was held at Suzanne Guilfoyle's at 9:30 AM.

**Attendees:**

Don Moorman -President

Jackie McKeown – Vice President

Debbie Kendall - Treasurer

Sally Wagner - Secretary

Tom McKeown - Grounds and Maintenance

Mike Wagner - Building & Site Inspection

Suzanne Guilfoyle – Boat Ramp and Storage

Nominees for 2024 Board:

John Liptak, Grounds and Maintenance

Kris Jones, Boat Ramp and Storage

**President's Report**

The following topics were discussed:

- Finalize plan for the annual meeting. Water and snacks
- Status of County rental restrictions and how MVS is impacted
- Water quality issues from SMLA actions
- Recap of years activities for annual meeting
- Letter to owner 6/28
- Letters to owners regarding violations in boat storage areas

**Vice President's Report**

There is a settlement scheduled for 303 Deerwood Drive on July 26th.

## **Secretary's Report**

1. The minutes from the June MVS HOA Board meeting have been previously approved and posted on the MVS website at <http://www.mountainviewshores.org/minutes.html>.
2. The Summer Mailings for the Annual Meeting Notices -Ballots have been mailed.
3. Letter to owner of 100 Shorewood Terrace was mailed certified and USPS documented that it was received by the owner.

## **Treasurer's Report**

	Current Period <u>6/1/23 - 6/30/23</u>	Year to Date <u>8/1/22 - 6/30/23</u>
Total Income:	\$ 978.82	\$ 52,927.30
Total Expenses:	<u>\$ 414.85</u>	<u>\$ 23,831.22</u>
Net Income (Loss)	<u>\$ 563.97</u>	<u>\$ 29,096.08</u>
Total Bank Accounts as of 05/31/23:		<u>\$ 293,047.17</u>

## **Grounds and Maintenance**

1. Discussed and scheduled MVS community-wide trimming with Beulah Roach. This is now planned for mid-September 2023.
2. Requested final billings from Beulah for services provided over the past year:
  - a. \$200 for trimming trees and brush in the lower lot area
  - b. \$100 for removal of a large fallen tree on Capewood Drive

## **Building and Site Inspection**

### Active Properties:

- Section 1, Lot 1036, 300 Deerwood, Lease, Home renovations starting,
- Section 4, Lot 4110, xxxx Capewood Drive, Smith, Progressing with painting, inside work, and trim,
- Section 4, Lot 4127, 207 Woodland Terrace, Madsen, Remodel. Bump out the kitchen. \$600 paid

## **Boat Ramp and Storage**

1. R.R. Mann Fencing Company came out to discuss fence repairs on upper storage lot. Estimate is \$1,650. Motion was made and seconded to proceed with these repairs. Motion was unanimously approved.
2. There is a shortage of storage keys and the company providing them has gone out of business. The Board will need to discuss changing locks and keys in the near future.
3. New storage spot for the Brenner's 1142 Oak Grove Place. Collected \$40.00 check Total Deposit \$40.00 for one storage key.
4. Letters were signed notifying the following owners of violations in the boat storage area: Dr. Newton, Tim Witt, and Arthur Drewry.

Meeting Adjourned at 10:50