**BATA Board Meeting 2/12/2023**

**Call to Order**: @ 4:33 by Monique

**Board Roll Call:** Monique, Elayne, Robert, Brittany (voted in after last meeting)

**Rules of Engagement:** covered by Elayne

**Minutes From Last Meeting:** Not able to cover due to not being posted online (Robert corrected on 2/14/2023)

**Treasurer’s Report:**  Robert covered the current finances.

Banking Account: January

Checking:

Starting balance: $6898.52

Outgoing bills: $2533.29

Incoming Payments: $9780.00

Ending balance: $14,145.23

Banking Account: Savings $10,002.40

There are 127 parcels in BATA. We collect dues from 124. Currently there are 83 owners that are behind in the amount of $69,798.64. This amount includes late fees & interest.

Old Business:

1. Tepee Culvert – Monique has not received any additional information about PUD’s plans to work on Tepee.
2. Non-Payments – Robert has currently placed 10 liens on properties that owed the most in past dues. We will be contacting an attorney to see what our next step will be.
3. By-Law offenses - Robert has started mailing out letters to property owners in regard to various by-law offense. The letter states that they have 90-days to comply, or the HOA will continue with additional fee and possibly legal action. The current fee is $300. We will be consulting with an attorney to ensue that we are within our legal boundaries.
4. Cameras – Karen was unable to be present at this meeting so this item will be postponed until next month.
5. Facebook live meetings Yes/No discussion – Brittany made suggestion that the meetings be recorded and than posted online after. It was also suggested that we could have Facebook live but only for owners to listen and not ask questions. Any questions would need to be sent to the HOA email.
6. Violation penalties – covered above under bylaw offenses.
7. HOA dissolution/road maintenance – Monique will be contacting an attorney to discuss our options. In the meantime we will all be gathering questions we want to ask.

New Business:

1. Response to Roland’s prior claim about the retaining wall in the swamp. Robert & Elayne have both been monitoring the retaining wall blocks. The blocks did settle a little, but there is no evidence that they are moving or falling. We had 2 different companies come out and inspect the swamp culvert and neither feel there is any danger of our road collapsing like Roland says. We will be watching the opposite side of the road because the edge is showing signs of giving way from vehicles driving to close to it.

**OSATA: (other stuff as time allows):**

**Meeting closed:** @ 5:38pm by Monique