



Board of Directors ♦ Bayridge Subdivision Homeowners Association ♦ P.O. Box 110224 ♦ Palm Bay, FL 32911

## Bayridge Homeowners Board Meeting Agenda March 11, 2023, 10:00AM EST

Zoom Platform

<https://us06web.zoom.us/j/79392888616?pwd=F82645BOIOEK8ZnpXONzf4pOW3AaS.>

1 Meeting ID: 793 9288 8616 Passcode: Bayridge

1. Welcome and call to order
2. Calling of the roll – **All Board Members Present**
  - a. **Brian Wilson – President**
  - b. **Bill Healy – Vice President**
  - c. **Dawn Gannon – Treasurer**
  - d. **Jessika Craven – Secretary**
  - e. **David Rankin – Member at Large**
  - f. **Cathy Rouwhorst – Member at Large**
  - g. **Kashara Jackson – Member at Large**
3. Approval of January 7, 2023 Meeting Minutes (Attached) – **No updates or changes requested to previous meeting minutes**
4. Committee Updates
  - a. Finance
    - i. 2022 Financial Statement review – **Dawn provided overview of financial statement, which was attached with agenda distribution. 2 items noted costing which was over initial budgeted amount, utilities and accountant fees. Utilities overage due to increase at FPL, which was more than originally expected. Accountant provided a review of all financial documents for 2021 and 2022, costing was \$1500. The board felt this review was necessary to ensure financial accuracy of all funds.**
    - ii. 2023 annual dues update, payment due dates – **60% of dues have been collected**
      - 1 **FD inquires where cuts will come from to accommodate attorney fees – President advises that this is still being reviewed by the**

finance committee and options will be routed to the board for decision at a later date.

- 2 FD inquires if accountant sent 1099 to vendors, as required? Treasurer states No. FD states that this will cause potential fees to be incurred, per his understanding. Treasurer to follow up.

iii. Request to consolidate financial institutions – 2024 budget will begin in the spring, led by finance committee. This is due to some contracts coming up for renewal. Committee will be doing some RFP to determine if these will be renewed or changed to another vendor. Treasurer brings request to change financial institutions to the board for vote today. This would provide the highest interest rate on savings and CD options. Operating expenses will be in a checking account, all funds will be in interest bearing accounts.

- 1 SS inquires if it is wise to transfer banks in light of the current bank collapse. President states this is just to transfer checking and savings accounts. Treasurer advises that we are working under the limit of funds that would position us for any potential loss.
- 2 FD expresses concern about interest rates not being high enough. Treasurer to follow up and provide interest rates for new checking account, this information was not available as of this meeting.
- 3 FD inquires what will happen with additional funds from grounds and infrastructure, will these be returned? President states these will be rolled back into other areas, and will not be returned.

b. Infrastructure & Grounds

- i. Tree trimming recap
- ii. Earth Day cleanup 2023 - Saturday, April 22, 2023
- iii. Garden Club formation – Garden club looking for volunteers please reach out to email for more information.
- iv. Request for Proposals for 2023 services – RFP for lawn care in the works, proposals to be reviewed in the coming months. No issues noted with current vendor but want to ensure we are getting the best rates. Lawn vendor must be contacted 30 days prior to end of contract, current contract due to expire 30Jul2023.
- v. Request to notify the current landscaper that our contract will not be automatically renewed in July 2023

c. ARB – Friendly reminder that trash cans should not be visible from the road. Please ensure trash cans are stored behind trash blind or fence. Appeals committee for ARB is being formed. If interested in volunteering for this committee please reach out to the Bayridge email.

d. Communications – First news letter released received positive feedback. Shout out to all of those who worked diligently to compile. Communications is looking for volunteers if interested please send email

e. Events – Food Truck Event 18Mar2023, menus will be posted to the Bayridge FB page. JC/Secretary working on spring block party and summer block party plans. If interested in volunteering or joining committee, reach out to JC directly.

5. Open Discussion/Questions from the Community

- 1 MN requests emergency contact phone number for board members so community can report any emergencies. President advises to

always contact 911 or the appropriate emergency authority. Board also advises that emergency numbers were listed in the most recent newsletter for community reference. President to follow up on potential to have phone.

- 2 FD inquires if late fees have been charged to community? President states the board has declined to fine at this time. FD feels the board is picking and choosing which by-laws to adhere to.
- 3 FD inquires if all board members have completed the required training? President states training is not required, a letter certifying the laws have been read and understood suffices the requirement.
- 4 MN inquires when inspections will be conducted, stating many lawns are out of order. President states appeals board will be required before the board will move forward again. Volunteers are needed for ARB and ARB appeals committees.
- 5 MN inquires what will be done about the mosquito issue? Plants or fountain potential solutions? President states floating fountains are a potential, costing for smaller floating unit estimates around \$1000. Board is continuing to work on options that minimize environmental impact and increase to homeowner costs.

6. Next Meeting TBA

7. Adjournment



Jessika Craven  
Secretary

*Brian Thomas Wilson*

Brian Wilson  
President