

DATE: Feb 25, 2023

WELLS LANDING HOA BOARD MEETING MINUTES

CALLED THE MEETING TO ORDER

MEMBERS PRESENT: JEFF BERK XX DON JOHNSON XX RAY BUTTS XX

1. Approved Minutes from previous meeting held on: Feb 04, 2023

2. Financial Update – Delinquent accounts – # as of Feb 24<sup>th</sup>: 5

3. New Business

a. Voted (3-0) to forward list of delinquent accounts outstanding as of March 1<sup>st</sup> to Ansbacher Law for collections.

b. Delinquent painting (Wells Landing Drive) – Voted (3-0) to send notice of proposed fines. Fines of \$50/day for up to ten days to begin March 7<sup>th</sup> for those who have not painted or provided a copy of a signed contract to have the work started prior to March 18<sup>th</sup>. The Board plans to meet on March 18<sup>th</sup> to formally recommend fines to the Compliance Committee for approval / disapproval.

c. Delinquent insurance documentation. Voted (3-0) to send notice of proposed fines for failure to provide a copy of current homeowner insurance “Declaration” page as required by C&Rs. Fines of \$50/day for up to ten days to begin effective March 7<sup>th</sup>. The Board plans to meet on March 18<sup>th</sup> to formally recommend fines to the Compliance Committee for approval / disapproval.

d. Neighborhood inspection of properties - Start March 1<sup>st</sup>.

e. The Compliance Committee will be asked to meet with the Board on March 18<sup>th</sup> to vote on board recommendations.

4. Open ARB requests

a. None

5. Old business

a. None

6. Next board meeting

a. Date: March 18, 2023

b. Time: 1000

c. Location: Pool

7. Meeting adjourned time: 1038