

# Minutes of BHEPOA General Meeting

## June 12, 2024

**Call to Order:** President Vincent Rodriguez called the meeting to order at 7:32 pm. In attendance Treasurer Jess Zicker, Secretary Jim Mannello, and Director Dianne Zimmerman. Also in attendance were 7 members of the community.

- 1. Community input** – Several members offered comments including how impressive the pool area looks, and also the fresh look of the inside clubhouse, with painted furniture, wall hangings, and a new flag.
- 2. Secretary's report** – Secretary Jim reported the minutes of the April 27 Executive Meeting including the topics of bathroom repairs, covenant violations, property lien, recreation ideas, pool staff, and business manager evaluation, the May 19<sup>th</sup> Executive Meeting including the topics of electrician work, new adult swim hours, updating ball courts, changing kitchen lock code, pool staff, and maintenance chair update, and the June 8<sup>th</sup> Executive meeting including the topics of lawn care update, summer newsletter, signing bills, tree removal approval process, electrical work update, delinquent dues, and private property signage. All of the minutes have been approved.
- 3. Treasurers report-** Treasurer Jess reported that the 2024 fiscal year is doing well so far. She also reported on the delinquent dues status. So far in 2024 49 lots are unpaid, 22 lots from 2023, 12 lots from 2022, 7 lots from 2021, 6 lots from 2020, 6 lots from 2019, 5 lots from 2018, and 1 lot from 2017. She said those numbers are down from previous years.
- 4. Welcoming Committee Report** – Dianne reported that she, and committee members Mary Ellen, Joy, and Brenda will visit 8 new members to the community.
- 5. Recreation Committee** – Jess announced 6 events that are planned for the summer, and will be promoted on Facebook and in the summer newsletter. She also said that more events are being planned for the Fall.
- 6. Maintenance Committee** – Jim reported on the work that has been done to update the condition of our sports courts. All of our courts are now usable for basketball, volleyball, badminton, pickleball, tennis, wiffleball, kickball, soccer, football, and others. Equipment to play these sports is available during pool hours from the clubhouse.
- 7. New Business** – Question from the audience: Is the office notified when homes are put up for sale, and could the community be notified? The answer was that yes, the office is notified, but it would be difficult to notify the community because of privacy issues. It was suggested that interested members could go online to be updated for homes for sale in the community.  
Another question: Can we do anything to deter teenage mischief and vandalism, and also speeders in the community. The answer was that we continue to announce the rules of the development in our communications, and we have taken action when we are notified of a specific rule breaker that we can confirm.

**Adjournment** – President Vincent adjourned the meeting at 8:09 pm.

*Minutes are submitted by Jim Mannello, Secretary*

