

Minutes
 Bella Beach Homeowners Association
 Board of Directors Meeting
 September 5, 2023, 6:00 PM
 By Zoom

HOA BOD members present: Linda Fender, President; Chuck Craig, Secretary; Dick Chaplain, Treasurer; Kim Brook, Adele Cooke, Recording Secretary. Absent: Brad Schleier

HOA Homeowners present: John Blanchard

Quorum established.

| Topic | Discussion | Action | Follow-up |
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| I. Call to Order, etc. | Meeting called to order by Linda at 6:07 pm | | |
| II. Absentee Ballot Discussion | <p>Chuck outlined the steps required to prepare for the absentee ballots & for soliciting candidates for nomination to the Board. Last year's documents will be modified for upcoming election. Ballots must be mailed 10 days prior to but not more than 50 days before annual meeting or date ballot return date.</p> <p>Schedule for election/ballot process is as follows:</p> <p>Sept 8, 2023 Call for candidates to self-nominate.</p> <p>Sept 22, 2023 Deadline to receive self-nominations</p> | <p>Dick moved; Kim seconded approving dates. Motion passed unanimously.</p> | |

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| | <p>Sept 25 2023 Special Board Meeting to approve, notices, ballots, instructions, and dates connected with meeting.</p> <p>Sept 26, 2023 Notice of intent to conduct election by "absentee ballot" mailed</p> <p>Oct 6, 2023 Ballot mailed</p> <p>Oct 18, 2023 Scheduled Board Meeting</p> <p>Nov 6, 2023 Date ballots must be received to count</p> <p>Nov 8, 2023 Annual Meeting conducted by Zoom</p> | | |
| III. Seal Coating | <p>Road work involves several contractors. Start date is the week of 9/18. First they will repatch & repair the asphalt. Next they will seal the cracks. Then they will seal coat with 2 coats. Lastly they will stripe.</p> <p>Discussion regarding seal coating townhouse driveways & removing berm in front of Pinkos home occurred.</p> | <p>Dick moved; Kim seconded. Motion to seal coat townhouses driveways passed unanimously.</p> | <p>Chuck will follow up with Gettis on the berm.</p> |
| IV. Mound Spraying | <p>Former landscape committee chair set up spraying of Crocosmia with Round-up in mound for 9/6 at 9 am without Board approval.</p> | <p>Kim moved; Chuck seconded allowing spraying work to be completed. Motion passed with Dick dissenting.</p> | |

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| VIII. Adjournment | Meeting was adjourned at 7:16 pm. Next meeting is 9/25. | Dick moved; Chuck seconded. Motion passed unanimously. | |
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