

Southwyck Community Association
Minutes, Board of Directors Meeting
July 3, 2025

A regular meeting of the Southwyck Community Association Board of Directors was held on July 3, 2025, via videoconference. Board members present: John Fisher, Helen Bilyeu, Vanessa Helmer, and Rick Nelson. Others: Kathy Dooley of Community Management Solutions. A quorum was verified and the meeting called to order at 6.30 pm.

Homeowner Input: None

Secretary's Report: The June meeting minutes were reviewed. A spelling correction was made. The minutes were approved as amended by motion made, seconded, and passed.

Treasurer's Report: The May financial reports were reviewed. Ms. Dooley reported that she had called the post office to ask about the missing Section V check that was remailed in May. They verified there was no mail remaining in the PO Box. After discussion, a motion to approve the financial report was made, seconded, and passed.

Business: *Fence Repair* – A proposal from Pasadena Fence to pressure wash and repair fencing along Fite Rd, Northfork and Cullen for \$7480 was approved by motion made, seconded, and passed. The proposal for the fence behind 4219 N Webber will remain on hold until the tree against the fence is trimmed/removed. Mr. Franklin will be contacted to determine if a letter was sent to the owner. *Insurance Claim Update* – Ms. Dooley confirmed that the adjustor is working on the updated claim, but does not have a final response yet. *Bulkhead Repair* – Mr. Nelson reported that the contractor needs 2 weeks to get materials in hand. They are getting ready. The irrigation system will need to be turned off for a couple of weeks. *TCAA Legislative Report*- Ms. Dooley reviewed information from the last legislative session.

New Business: Budget discussions will begin in August.

Members moved to Executive Session. Two properties were approved to proceed with foreclosure.

There being no further business, the meeting was adjourned at 7:15 pm.

Respectfully submitted,

Kathy Dooley, Recording Secretary