

**SHELL BEACH HOA**  
**AGENDA - BOARD OF DIRECTORS MEETING**  
**July 20, 2015**  
**6:30 pm - Regular Board Meeting**  
**1310 Shell Beach Drive**

PRESENT:       Bryan Collins, President  
                  Brandon Barr, Treasurer  
                  Erik Forgue, Vice President  
                  Melody Bertrand, Secretary

**ITEM I. CALL TO ORDER**

- A.   Board Member Introductions

**ITEM II. IMMEDIATE ACTION ITEMS**

- 1) Obtaining quorum vote to change bylaws
  - a) Options presented to collect votes would be via email, text and/or HOA website mechanism
    - i) Lack of vote would be considered yea vote
    - ii) Generic signs could be purchased and placed at entrance encouraging residents to check their emails, text, and/or HOA website and vote
  - b) Welcoming Committee to collect contact information
  - c) Need a survey tool. Brandon will review Wufoo form builder and present at next board meeting. Melody will investigate SurveyMonkey tool and provide feedback at next board meeting.
  - d) PollEverywhere could be used for polling via text.
  - e) Need a way to manage mail and distribution lists. MailChimp will be researched as an option.
  - f) Email distribution list will be created and maintained by Melody.

**ITEM III. NEW BUSINESS**

- 1) Homeowner Input & Communication
  - a) Need to improve website & Facebook to draw visitors AND homeowners on a regular basis to the site for information
  - b) Suggestion was made to create a newsletter and/or bulletin board
  - c) Could also create a community bulletin board to encourage doing business with your neighbors
- 2) Reals's concrete slab
  - a) Bryan will send out notes and timeline to Board members
  - b) Members will review information and vote on whether to pursue legal action to recoup HOA legal expenses
  - c) Board could ask resident to sign legal paper that would prevent them from using the building for a commercial business.
  - d) Bryan to meet with Reals to discuss issues
- 3) Melinda Lecour fence
  - a) She has neighbor approval to build coated metal coated chain-link fence
  - b) Board voted unanimously to approve fence plans

**ITEM IV. HOMEOWNER/GUEST CONCERNS**

- 1) Reals's fence
  - a) Fence is offset several inches from property line, creating an area that is unable to be maintained. Reals followed HOA guidelines, so no action is needed by HOA.

- 2) Mosquito problem
  - a) Suggestions were made to have HOA pay for fogging or some form of mosquito control.
    - i) Board investigated costs, but it is prohibitive
    - ii) Lake has abated and mosquitos do not seem to be as much of a problem; issue will be tabled for several weeks to determine if mosquitos are still an issue
    - iii) Eric will continue to explore options and call cities
    - iv) Bryan will check with homeowner groups he works with about possible solutions
- 3) Vehicles parking in street (specifically commercial)
  - a) There are currently no bylaw restrictions.
  - b) Board will discuss adding restrictions for commercial vehicles and overnight parking after we address the quorum issue.
- 4) Nuisances
  - a) Tall grass from undeveloped lots
    - i) Should HOA pay for mowing at regular intervals and bill owners?
- 5) Restriction violations
  - a) Currently the only one we can enforce is about having trashcans visible from the street. Board has sent notices out, but currently many homeowners are in violation.
    - i) Either we enforce it, or we drop it.
    - ii) Board to provide options so it is acceptable (trash can shed, etc.)

#### **ITEM V. COMMITTEES**

- 1) Need to expand and increase the committees and activities. One board member will be asked to serve on each committee.
- 2) Welcoming Committee
  - a) Will be going around door-to-door to collect information, contact information, and homeowner input
  - b) Committee to ask for donations from local businesses to give to new residents and used as prizes at events
  - c) Bryan will send proposal to board members on what the committee should be like
- 3) Social Committee
  - a) Fourth of July has been one of the most successful. Ask committee to expand to include events in the evening such as watching fireworks from the Shell Beach cul-de-sac
  - b) National Night Out is next event. It also has been successful.
    - i) Committee to look into providing chairs & tables and expanding the event
    - ii) Committee will be asked to bring a proposal for National Night Out event
  - c) Suggestion was made to reinstate Holiday Light contest
- 4) Architectural Committee
  - a) Erick Oka volunteered to be on Architectural Committee

#### **ITEM VI. NEXT MEETING DATE**

- 1) August 3, 2015 at 1310 Shell Beach Drive
- 2) Action Items
  - a) Board members to provide suggestions for priority items based on current agenda

**Adjourned**