

Magnolia Place Subdivision Residents Association, Inc.

July 18, 2024

Jim Oates

President

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Brad Allen

Vice President

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Katy Kleymeyer

Treasurer

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Steve Rice

Secretary

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Josh Settles

Board Member

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Rick Drawbaugh

Board Member

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CALL TO ORDER:

The Annual Meeting was held at Clear Creek FAC. The meeting was called to order by Jim Oates at 7:00pm.

CALLING OF THE ROLL:

Board Members Jim Oates, Katy Kleymeyer, Brad Allen, Josh Settles, Rick Drawbaugh, and Steve Rice were present for the meeting along with seven homeowners.

PROOF OF NOTICE OF MEETING:

Notice was placed in each mailbox on June 18 by Secretary Steve Rice. The notice also included information about regular correspondence, HOA dues, and board elections.

READING AND APPROVAL OF PREVIOUS MINUTES:

The 2023 Annual Meeting minutes, dated July 20, 2023, were reviewed. A motion to approve was made by Katy and seconded by Brad. All approved.

TREASURER'S REPORT:

Katy distributed and discussed the monthly financial report for July 2024 along with the 2024-25 Budget.

During the budget reported Katy shared the status of Annual HOA fees. Six Annual HOA dues are still outstanding. A motion to approve the budget was made by Brad and seconded by Josh. All approved.

Katy reviewed the July 2024 Financial Report. The balance as of July 18, 2024 was \$15,714.73. A motion to approve was made by Rick and seconded by Debbie. All approved.

COMMITTEE REPORTS:

Welcome Committee: Josh reported that there have been no new residents recently, but that some are coming in the near future. He will reach out to them from the Welcome Committee.

Front Entrance Committee: Brad reported that a section of grass near 103 is not currently being mowed. Jim will follow up and develop a plan of action.

Yale Sale Committee: Jim reported that the yard sale date was changed as recommended last year and was held as scheduled.

Magnolia Place Subdivision Residents Association, Inc.

July 18, 2024

NEW BUSINESS:

There were no new nominations for the board, so the current board members agreed to serve again this year if elected. A motion was made by Katy and seconded by Rick that current board members continue to serve. All approved.

Linda distributed a welcome letter from the website that needs updating. Linda asked if she needed to use forms from the website to make requests. Linda inquired about a form on the website that uses the term “association” instead of “HOA Board.” Steve and Katy will update the website where needed. Linda also asked about producing a new phone book of homeowners. A motion was made by Josh and seconded by Katy that we update our resident’s phonebook. Jim and Steve will update the current homeowner phone book.

Linda and Ruth Ann requested to be contacted by mail instead of email.

Nancy inquired about removing the mold on the front entrance. Brad said that he would address removing it.

OLD BUSINESS:

Jim reported about the gate at the park and the yard sale.

A motion was made by Rick and seconded by Ruth Ann that we adjourn. All approved.

Meeting adjourned at 7:45pm.

Magnolia Place Subdivision Residents Association, Inc.

July 18, 2024

BUDGET REPORT

2024 – 2025

Balance in the Account as of June 30, 2023.....\$6,946.33

***not including HOA dues for 2022-2023 that has been deposited

Income:

Homeowner's dues
83 HO lots at \$125 ea..... 10,375.00

Total Assets.....\$17,321.33

Expenses:

Front Entrance.....5000.00
Landscaping.....4000.00
Maintenance.....1000.00
Insurance.....1500.00
Electric.....3500.00
(21/22 = \$2535.89 22/23 = \$2840.64 23/21 = \$2366.83)

Water.....800.00
(21/22 = \$674.16 22/23 = \$443.63 23/24 = 654.99)

Treasurer.....15.00
Post Office Box Rental.....220.00
Annual Audit.....300.00
Welcome Committee.....250.00
Basket supplies
Social Committee.....500.00
Annual meeting
Christmas decoration
For front entrance.....500.00
Yard Sale.....50.00
General Supplies.....400.00
Copies, staples, etc
Legal Fees.....2000.00
Reserve..... 2840.00

Total Liabilities.....\$17,875.00