

Baytowne West Tuesday July 26, 2022 Board Meeting Minutes

WELCOME

Meeting called to order @ 6:26 PM by President Tom Hamilton
Tuesday July 26, 2022
BTW community pool

ESTABLISHMENT OF QUORUM

Tom Hamilton, President
Dave Swoboda, Vice President
Mike Arnold, Treasurer (not present)
Skip VanKleek, Director
Susan Werner, Secretary (not present)

MONTHLY BUSINESS REPORTS

Tom Hamilton

— May minutes : motion to approve by Skip , seconded by Tom, vote to accept: all in favor.

TREASURY REPORT

Dave Swoboda (Mike is out of town)

— Financials:

— Operating account balance, as of July 26, 2022, is \$25,031.14.

— Reserve account balance, as of July 26, 2022 is \$178,805.14.

Mid year we are running ahead of budget slightly due to expense items relating to energy: electricity and gas; vendors (pool service and grass cutters) charging fuel surcharges.

-Proof of Insurance:

— Two homeowners continue to be seriously out of compliance. They have not responded to notifications and have had fines assessed.

— Another homeowner has been sent a 2nd notice.

— Three expired in June and emails have been sent to them.

Excluding the two long term problems, we are 96% compliant.

ACC COMMITTEE REPORT

Glenn Fish

— Nine applications have been received and approved.

OLD BUSINESS

Dave Swoboda

— Street lining and numbering: Dave has received 2 bids thus far. One from a new company for \$5000.00 and one from the company who did the work in 2017 for \$3417.00. Both bids are contingent on the cost of materials at the time. If we go head with the project, it will not be done until September or October. The cost for the project will come out of street reserves.

— Pond Erosion: As of July 25, 2022, our contractor reports that they are still awaiting permit approval from the city of Safety Harbor.

NEW BUSINESS

— Insurance policy renewal/review: Renewal of the HOA's property insurance came in with a 40% increase. The board is reviewing the HOA's insurance policies.

COMMUNITY TOPICS

—There have been numerous complaints about 2 large dogs running loose on the property. The owners are not with them. This happens at night as well as during the day. They have jumped up on residents and scared them while they are leaving for work. They have been seen “doing their business” while not being supervised or it being picked up. There are videos in addition to eye witness reports. It was recommended for the residents to call both the Pinellas County Sheriff’s Department and Animal Control.

ADJOURNMENT

Tom Hamilton

- Motion to adjourn meeting by Skip, seconded by Dave.
- Meeting adjourned at 7:12 PM.