

Bayberry Lakes Homeowners' Association, Inc.
Board of Directors' Meeting
Thursday, May 6, 2021

Call to Order: The Bayberry Lakes Homeowners' Association, Inc., Board of Directors' Meeting was called to order by President W. Kamer at 7:30PM at the Bayberry Lakes Clubhouse (and Facebook Live), Daytona Beach, Florida.

Appointment of Officers/Directors: Motion made by W. Kamer, seconded by K. Medlin, to appoint S. Zahnen as Vice President; motion carried. Motion made by K. Medlin, seconded by S. Zahnen, to appoint the following Officers/Directors:

William Kamer	President	Present
Sabrina Zahnen	Vice President	Present
Kathy Medlin	Secretary	Present
Kristina Sanders	Treasurer	Present
Nathan Ambroziak	Director	Present
Kathleen Ridall	Director	Present
Tom Zahnen	Director	Present

Minutes: Motion made by K. Sanders, seconded by S. Zahnen, to waive the reading and approve the March 25, 2021 Board of Directors Minutes as presented; motion carried.

Financial Reports:

Motion made by W. Kamer, seconded by S. Zahnen, to authorize Nathan Ambroziak, William Kamer, Kathy Medlin, and Kristina Sanders as authorized banking signatories; motion carried.

K. Sanders, Treasurer, provided a verbal and written financial report including, but not limited to: Operating \$121,758 (04/21), Reserve \$75, 105 (04/21). Clubhouse rental income \$375. A/R \$38,271 (04/21). Motion made by K. Medlin, seconded by K. Ridall, to approve the financials as presented; motion carried.

Adoption of Pavilion Guidelines (mailed to all owners with Annual Meeting Notice): Motion made by K. Ridall, seconded by S. Zahnen, to approve the Pavilion Guidelines as presented; motion carried. Motion made by K. Ridall, seconded by K. Medlin, to approve legal review prior to filing; motion carried.

Adoption of Shutter Guidelines (mailed to all owners with Annual Meeting Notice): Motion made by K. Ridall, seconded by K. Medlin, to approve the Shutter Guidelines as presented; motion carried. Motion made by K. Ridall, seconded by S. Zahnen, to approve legal review prior to filing; motion carried.

2021 Pending Projects:

*Garage Sale Signs: Motion made by S. Zahnen, seconded by K. Sanders, to approve 2 Garage Sale banners not to exceed \$230; motion carried. Management to request B. Apat measure location(s) for hanging purposes to determine if 3x10 or 3x8' needed. Motion made by S. Zahnen, seconded by K. Medlin, to purchase 10 signs; motion carried. Banners/signs to say – Community Garage Sale, Saturday, 8a-3p.

*Front Wall Erosion: Previously approved. Area too wet to complete task at this time.

*Sod Replacement/Main Road Medium: Motion made by K. Sanders, seconded by K. Medlin, to approve purchase of new sod/install in the amount of \$385 to repair damaged area; motion carried.

*Pressure Washing Project: Proposal/mapping reviewed in the amount of \$6,000 to pressure wash all city owner common area sidewalks. No action proposed.

*Speed Camera System(s): Management provided 1 proposal for a system that will not only capture the vehicle speeding but will automatically generate a citation. M. Royer to be contacted for assistance on this project.

Open Forum/Misc. Information:

*Management to schedule meeting with City to review left off Tournament to discuss the brick wall blocking sight of traffic.

*W. Kamer reported City Commissioner Stacy Cantu reviewed as-builts of Margaritaville and located information that Margaritaville paid for sidewalk from Tournament to Timber Creek approx. 5 years ago! Look for the new sidewalk!

Adjournment: Motion made by K. Medlin, seconded by K. Sanders, to adjourn the meeting at 8:00PM; motion carried.