

**MPOA Executive Board Meeting April 6, 2024  
At home of Kathy Ortiz, 10 a.m.**

Present are: Pam Rock, Chair, Kathy Ortiz, Director, Joe Duffy, Director, Jim Collins, Director, Ann Thompson, Treasurer, Patty McHenry, Secretary.

Guests are: Lisa Handy, Dave & Michelle Bower, Jim Handy

Virtually attending are: Adam Wachter, Director; Alexa Scott

Meeting called to order at 10 am by Pam R.

**Budget.** Presented by Ann T. Our earned interest taxable income this calendar year was \$5,216.02. We paid \$591 taxes and it has been suggested by our accountant (High & Assoc) that we pay quarterly for next year. Virginia taxes were paid on line (\$118). Flat rate of \$200 paid to North Carolina. All dues have been paid.

CASH & SAVINGS

Business HPMM 4357 \$58,100.97

CD 9552 \$43,314.15

CD 1463 \$43,474.31

Checking 1732 \$45,053.34

CD 4947 \$42,958.83

CARDS & LOANS

Business Reward Visa 9504 \$0.00

TOTAL = \$232,901.60

Next years budget was worked on & presented by Ann & Jim & will be distributed shortly. Note was made that we can't treat interest as anticipated income (not like dues).

**Preparation for annual meeting**

**Budget.** As noted above.

**Solicit for board vacancies.**

There will be 2 vacant board positions to be voted on at the annual meeting. Jim Collins is interested (brief bio to follow). Please forward a brief bio to secretary if you are interested & willing to serve.

**Covenant changes.**

Discussion will be presented at the annual meeting as to whether Road Impact Fees should be paid before the clearing of a lot begins due to the large trucks that are hauling at that stage. This would require a future vote.

### **Capital Reserve Study**

Kathy O advises that we are due for our capital reserve study and would like to schedule same. The cost for this study is \$2,310 through DMA Reserves who did our previous study. Kathy made a motion to transfer \$12,091.22 from checking to money market to fulfill this years capital reserve items, and to contract with DMA Reserves (for study that includes the next 5 years.) All in favor. Motion carried.

**Audit needs to be done.** The audit committee will meet shortly to complete.

### **Front entrance report**

Bill McCall will forward information on front entrance price quotes (he is unavailable for the next meeting). Current quotes are: \$7500, \$4500 & \$4200 but cover different items & Bill will provide comparison repairs.

More planting has been completed.

### **2nd Well update**

Scott Murray has been in contact with Aqua and VDH Dept of Drinking Water several times at various levels but is not getting phone calls returned. Kathy O suggested sending a letter with signatures of all residents for more impact.

### **ARC.**

Lot 100 & 101 is being cleared. The install of a silt fence was requested by the ARC & completed. Lot 124 has a change of siding color request approved .

A **donation** to the Wise Baptist Church for use of the fellowship hall for our meeting was mentioned and will be added to the budget (last year was \$200).

**The next meeting will be April 21, 2024 at 2:30 at the home of Kathy Ortiz.**

Meeting adjourned at 11.54 am.

Submitted by Patty McHenry, Secretary \_\_\_\_\_4/6/24