**ASHFORD PARK POA MEETING**

**October 4, 2022**

**5:00 p.m. Foley Public Library**

Present: Jerry Delmont, Laura Daily, Sally Gedosch, Anita Phelps, and Asa Baugher, Attorney.

The meeting began with Jerry Delmont leading the pledge. Anita Phelps took the roll call vote, and all were present. Jerry welcomed the homeowners attending the HOA meeting.

Sally Gedosch, Treasurer: $18,935.42 in main account and $12,708.56 in pond account. $20,000.00 in CD. Working on updated budget and it will be mailed out with the annual dues notice at the end of November and first of December. Anita Phelps mentioned that because of all the recent rains that Jerry was not able to get the ponds worked on. As soon as things dry up, this situation will be taken care of.

Laura Daily, Architecture emphasized again that she doesn’t like sending out courtesy letters and violations, but in order to keep the Ashford Park neighborhood looking nice it has to happen. Recently Laura has sent out letters regarding trailers and boats being parked in driveways instead of behind fences. Also, cars being parked in yards instead of being parked in driveways. There was a recent problem with a tin shed and a fence that was painted a different color. Laura has received lots of issues regarding dog feces, that owners were not picking up after their dogs. Another situation to bring to the attention of homeowners is that children are playing in the common grounds area and this is not allowed.

Asa Baugher, HOA Attorney: There is a grievance procedure and a proper way to deal with something that you do not agree with. You can reach out to the board as a whole and not send nasty texts and emails to the Architecture Chair. You can request a meeting/hearing with the Board and let the whole Board decide on your particular problem as a whole, if the need arise.

Jerry Delmont, President, and Asa Baugher, HOA Attorney: The upcoming election in January 2023 was discussed and duties of the various offices were explained as we need homeowners to volunteer to serve on the Board. Alabama law states that no fewer than 3 directors can serve on the board. Our particular HOA bylaws state no less than 3 and no more than 9 can serve. The duties of the President are to attend all the meetings, set topics and call for a vote. Secretary: is the person who keeps all records and maintains database of homeowners and verifies proxies and votes at the annual election. The paperwork is heavy along with the workload. The Treasurer needs a particular skill set and a fondness for numbers. They have to keep track of expenditures and do a yearly budget. The Architecture Chair is involved in all aspects of permanent changes and issues courtesy letters and violations and if need be liens, through our Attorney. The Architecture Chair is a very important position which has a lot of paperwork and workload. The Architecture Chair usually has a committee to help out, but Laura has been doing this by herself for the past 15 months. We are hoping that for the year 2023, that we will have a Chair and a minimum of 4 committee members. Also, for the past two years we have had just four board members. For the new year, we are hoping to have a five-person board, which would include a vice-president. Also, we are hoping that there will be enough homeowners at the January meeting so that we will have a quorum. In 2022, there was not enough homeowners attending to have a quorum and another election had to take place.

Jerry continued: he has been attending meetings at the city with other HOA Presidents. There are 55 HOA’s in the Foley area and a large majority of them have been attending these meetings. There have been two meetings so far and they are held every quarter. There are different topics discussed at these meetings with various departments of the city being speakers. The EPA, engineers and contractors were also discussed and are keeping the drains cleared. It takes a long time to get into their work schedules and much cheaper when they can work in dry conditions. There are engineer(s)s now for the ponds and he is not sure that was the case when Ashford was developed. These meetings are very informative and Jerry hopes that several members of the new board will continue to attend these meetings. Ponds: The pond between Phase 1 and Phase 2 will have to have work done to it. As a FYI: a subdivision in Mobile recently let their HOA go and did not maintain their ponds. Even though there was not a HOA in place, the homeowner still had responsibility for the ponds. The EPA stepped in and required them to fix the pond problem and each homeowner was assessed $6,000 apiece. At the recent HOA group meeting with the Mayor, he said he would not recommend disbanding any HOA. We are always working with Lesley at the City regarding the ponds here in Ashford. The City of Foley is willing to help keep the main channels open, we might have to give up some easements in this process.

It was mentioned from a homeowner that the City has requested that the trash cans and yard waste debris be not placed near light poles and mailboxes. It should be at least 3-5 feet away.

There was a question from a homeowner regarding the 2023 dues: Jerry said that the dues for the year 2023 as it stands now would remain at $200.00 a year.

The next homeowners meeting will be on January 10, 2023, at the City of Foley Chambers Room at 5:30.

Meeting adjourned.

Thank you to the 27 homeowners who attended this meeting.