

BAYCREST PLAT OWNERS ASSOCIATION
Board of Directors Minutes
January 16, 2008

This is a regular board meeting held on January 16, 2008 @ 7:00 p.m. at the home of Gurpreet Dhillon, 4820 Outrigger Loop, Blaine, WA

Meeting was called to order at 7:18 p.m. by the president, Gurpreet Dhillon.

In attendance: President - Gurpreet Dhillon
Vice President – Ginny Benton

Directors: Miguel Alvarez
Jamie McMillen
Ian Thompson

Absent: Shirley Brocklehurst, Chelle Dunham, and Natalie Pacheco

Minutes of the December 12, 2007 meeting were distributed. Motion by Ian Thompson, seconded by Miguel Alvarez to approve as submitted the December 12, 2007 minutes. Motion approved unanimously.

Ginny Benton, acting as temporary treasurer, reported that we had a present balance of \$1,826.04.

Notices of overdue amounts went out on November 25, 2007. Ginny Benton and Chelle Dunham drafted the 2008 Budget. The Budget was presented to the Board.

There was correspondence from _____ regarding legality of the Special Meeting on September 25, 2007. Ginny Benton read the letter to the Board and read the response to _____ was incorrect and included in the letter was the legal response from Hugh Lewis, our attorney.

There was no Design Review Committee report. A lengthy discussion took place regarding the proposed Design Review Standards. Gurpreet Dhillon will attempt to meet with the committee to pull these Standards together for the AGM.

Old Business:

Pond Fencing – Ginny Benton reported that the revised cost of fencing the retention ponds is \$9,999.00.

Phone Lists – We are still working on the final list. We are short only 20 numbers. We will try to get some more numbers and email addresses at the AGM.

HOA Website – Chelle Dunham was absent from the meeting, but we will get a report from her for the AGM.

Block Watch – The Sheriff’s office will make an introductory presentation before the AGM starts. We will have sign up sheets at the meeting.

Audit – Ginny Benton reported that we are not required to have an audit unless our receipts exceed \$50,000.00 per year.

Annual General Meeting

January 24, 2008 at 7:00 p.m. at Beachwood Resort on Bay Road, Blaine WA.

AGENDA:

- Call to Order
- Introductions
- Determination of Quorum
- Minutes of the Baycrest Plat Owners’ Association Organizational Meeting on April 3, 2007.
- Fencing of the retention ponds issue.
- Treasurers’ Report and Budget
- Bylaws
- Design Standards
- Election of Director
- Election of Design Review Committee member
- Question Period
- Adjourn

Motion to approve the Agenda for the Annual General Meeting made by Jamie McMillen, seconded by Ian Thompson. Motion passed unanimously.

Motion to adjourn at 8:30 p.m. by Miguel Alvarez, seconded by Ian Thompson. There were no committee reports although attempts were made to contact the Design Review Committee.

Respectfully submitted by,

Acting Secretary,

Ginny Benton