

**Magnolia Ridge at Virginia Center
Property Owners Association, Inc.
Board of Directors Meeting
July 15, 2014**

1) **Welcome and Call to Order**

The regular meeting of the Board of Directors of Magnolia Ridge Property Owners Association was called to order by Vice-President Crystal Montague-Holland on July 15, 2014. The meeting was held at Springhill Suites, 9701 Brook Road, Glen Allen, Virginia.

2) **Quorum Status**

All Board members were present except Becky Davis: Vice-President Crystal Montague-Holland, Dick Toskes, Bernard Cordeau, and Jon Adam.

Also present were the association's managing agent Dave Hering and homeowner Chris Wright.

3) **Disposition of Minutes**

Motion was made by Crystal Montague-Holland, seconded by Bernard Cordeau that the reading of the minutes of June 17, 2014 be waived and that the minutes are approved as submitted.

Motion approved: Unanimously.

4) **Reports.**

President – None

Treasurer: Dick Toskes reported that the financial condition of the association continues to be in excellent shape.

As of June 30, 2014 we have \$348,303 in our cash accounts including \$230,995 that is set aside in our replacement fund. Our delinquent accounts now total \$25,148 which is \$3,608 less than last month. We have 17 homeowners (out of 415 homeowners) in "collection status" which means they have been referred to our collection agency for potential legal action and if necessary, the filing of liens.

Treasurer Dick Toskes pointed out that the delinquent dues are a culmination of delinquent dues **for the past 14 years and not delinquent dues for only the current year.** A delinquent account is not taken off the books until we are advised to do so by our legal firm. Also, delinquent dues are collected when a house is sold with an outstanding balance.

Next Quarterly dues were due on July 1, 2014; payment of your dues should be made to Magnolia Ridge at Virginia Center, c/o Community Partners of Virginia, P.O. Box

60606, Phoenix, AZ 85082-0606. Please use the coupon book and envelope that was provided to you.

May key expenditures included management fees (\$3420), Lawn Maintenance (\$3223), pool contract \$10,312 and irrigation \$861.00.

Managing Agent: Lime was applied to our common grounds and pest control was sprayed at our pool house and surrounding areas.

Pool Committee: No significant concerns were express about pool operations.

Social Committee: Diane indicated the following social events were planned:

Movie night is August 8, 2014 (Catching Fire);
August 17 is Kona Ice day;
August 23 will be COTU night;
September 5th will be a “G” rated movie night;
October 10 will be another movie G rated night;
October 25th will be our fall yard sale;
November 1 will be trash haul away day.

Please refer to our web site for additional social events and information pertaining to them.

Communications:

Welcome Committee: Three packages will be delivered next week.

Architectural Committee: No comments this month.

5) **Member Voices: - None.**

6) **Grounds Committee:** Bernard has requested our lawn company to trim the grasses on Sherwin.

7) **Unfinished Business: None**

8) **New Business:**

Jon indicated that the wind screens at the tennis courts needed to be tied down; Bernard and Jon will take care of this. Jon also indicated that the tennis backboard needs to be replaced and painted. Bernard said he would look into the tennis backboard and take the appropriate action necessary.

The board also approved the purchase of three park benches at approximately \$125 each.

Next meeting Time and Place –

The meeting adjourned at 7:30.

Our next meeting will be held on August 19, 2014 at Marriott Springhill Suites at 6:30