**Gracelyn Park Homeowners Association Inc.**

**Annual Homeowners Meeting Minutes**

May 26, 2021

**Meeting Called to Order:**

Jamey called the meeting to order at 7:17 pm. Quorum was established with 40 in attendance.

**Old Business:**

Jamey shared bids had been submitted for cleaning out the swales. Stallings Landscaping submitted a bid of $12,000 to clean swales 100 ft to allow flow. It was noted that $6, 000 to $8,000 has been spent to date on swales.

Residents had questions regarding Blueline ditches that opened dialogue with board and follow up required.

Conservation district had stated in past that trees must stay. Potholes within Gracelyn Park cannot be repaired until swales are done.

It was shared that road have dropped due to not being up to code.

It was noted that electricity was not working at entrance. Consideration of solar lights will be looked at by the board.

Board confirmed that new landscaper will weed eat ditches.

The three property owners in the back of Gracelyn Park were confirmed by an attorney two years ago to be part of the community. Linda will contact owners to rectify dues not paid.

**New Business:**

Linda reviewed budget with residents in attendance. The board was asked why there was not an escrow established for emergencies. The board assured all that this was in the plan to established but did not want to cause confusion with the change over to a management company. They will look to have an escrow set up this year.

Jamey shared that HOA Management has contracted with an independent contractor to make quarterly inspections. He will be looking for repair needs, violations of rules/regs and covenants, etc.

Minutes of annual meeting will be posted on Gracelyn Park web page on HOA Management website. It can be found at [www.hoamgtcompany.com](http://www.hoamgtcompany.com). Place cursor at top right of screen to open types of HOAs managed. Select “HOMES” for drop down menu. Select “Gracelyn Park” .

Cody Moody from Newport Police was in attendance. He introduced himself and shared his role as liaison between community and police needs. He can be contacted at (252) 773-3314.

**Adjourn:**

Dick made a motion to adjourn, Mylissa seconded. Motion carried.

*Minutes submitted by: Linda Price, Community Manager*