

Spring Breeze Community Association

Official Board Meeting Minutes

Meeting Conducted Online Through Zoom
Monday, June 12, 2023

Call to Order

The meeting was called to order at 7:06 pm.

Quorum

Board quorum was met with 6 board members present.

Owner quorum was not met.

Board Members Present

Chuck Clark, President

Gail Riley, Vice President

Nathaniel Kuhn, Secretary

Linda Southworth

Drew Myers

Mavlyn Bazil

~~Mindy Sperling~~

No additional residents were in attendance.

Reconvene meeting

Because the annual meeting could not be held due to lack of owner quorum, the Board decided to hold the reconvened session of the annual meeting on Monday, June 26. Tidewater will be notifying the community of the session via email.

Adjournment

The meeting session concluded at 7:14pm.

Spring Breeze Community Association

Official Board Meeting Minutes

Meeting Conducted Online Through Zoom
Monday, June 26, 2023

Call to Order

The meeting was called to order at 7:03 pm.

Quorum

Board quorum was met with 7 board members present.

The reconvened session of the Annual Meeting does not require a quorum of owners.

Board Members Present

Chuck Clark, President

Gail Riley, Vice President

Nathaniel Kuhn, Secretary

Linda Southworth

Drew Myers

Mavlyn Bazil

Mindy Sperling

Two additional residents were in attendance.

The Tidewater representative was present.

Resident Comment

No resident comments were presented

Old Business

1. Sidewalk Repairs Community-wide – The Board has requested that Tidewater contact paving and concrete contractors to request estimates for a community-wide repair and replacement project, as most sidewalks in the community have not seen maintenance since the community opened in the early 1980s. Additionally, one resident complaint regarding a crumbled curb resulting in exposed steel rebar between 9708 and 9710 Early Spring Way will be added to the request for quotes.
2. Mulch Along Pathway to the Playground on Early Spring Way – The Board approved an estimate for application of weed control and mulch to the pathway between the community and the Huntington park.
3. Dead Shrubs and Drainage Repair near 9537 Sea Shadow – The Board evaluated and approved a quote from our landscaping company for replacement of dying hew bushes, as well as installation of drainage features to mitigate mud collection at the top of the stairs at the retaining wall.

New Business

1. Landscaping Upgrades to Spring Breeze Sign Beds – The Board agreed to seek a quote for taller plants to match the new signs and to hide the utility box at the Sea Shadow entrance.
2. Treatment of Large Tree at 9771 Early Spring Way – The Board is seeking a quotes from arborists to address aphids feeding on the tree and giving off sticky liquid that coats resident vehicles.

3. Rats – Following resident complaints and Board observations, the Board agreed to start a coordinated communication campaign to raise awareness of the need to control trash, bird food, and outdoor cat feeding that may be acting as the lure for the recent and dramatic increase in the number of rats in the neighborhood. An email will be sent to owners with a request that any renters be made aware directly of the need to enclose trash outdoors at all times, and the Board will also either circulate a mailing or directly post messaging on residences reflecting this request also. The Board discussed additional actions that may be available following this campaign should they become necessary.
4. Spring Breeze Community Association Board Elections 2023-2024 – The Board decided that voting for board membership will commence at 10:00am on Tuesday, June 27, and will remain open for five days, or, if the voting platform does not support a window of five days, the maximum amount of time up to that length.

Adjournment

The meeting session concluded at 7:53pm.