

Avondale Groves Board of Directors

Meeting Agenda: 02/04/2025

Start Time: 7:00pm

Board Attendees: Charles Boissiere, Jason Komlodi, Tracy Robert, Tim Sullivan, Wes Carr

Absent: Haim Saban

TREASURER'S REPORT (Tracy Robert)

BANK BALANCES

Operating: \$15,780.13

Savings: \$47,596.41

Pending: \$0.00

PAST DUE ASSESSMENTS:

2023 – January Assessment

Date	Address	Invoice	Amount	Reminder
1/2023	1544 Avondale Ridge Dr. See Letter from Attorney	924	\$450.00	3/18/2024 (E) 6/10/2024 (L)

Date	Address	Invoice	Amount	Reminder
7/2023	1544 Avondale Ridge Dr.	951	\$450.00	3/18/2024 (E) 6/10/2024 (L)

2024 – January Assessment

Date	Address	Invoice	Amount	Reminder
1/2024	1544 Avondale Ridge Dr.	994	\$450.00	3/18/2024 6/10/2024 (L)
1/2024	1529 Avondale Ridge Dr.	991	\$450.00	3/18/2024 (E) 6/10/2024 (L)

2024 – July Assessment

Date	Address	Invoice	Amount	Reminder	Balance
		e			

8/2024	1529 Avondale Ridge Dr.	1026	\$450.00	8/3/2024	\$450
4					
8/2024	1544 Avondale Ridge Dr.	1029	\$450.00	8/3/2024	\$1725
4					
8/2024	1625 Avondale Ridge Dr.	1052	\$450.00	8/3/2024	\$900
4					

Invoices mailed 7/9/24; Due 2/15/24 | Reminder sent 8/3/2024

2025- January Assessments mailed out 1/23/2025. Bank statements mailed to Accountant 2/4/24 for tax return and account reconciliation.

-Reserve contribution should be made. \$1520.00 per most recent (2023/2024) budget recommendation.

OLD BUSINESS

- Payment to Bob for HOA website completed (\$238.05)
 - Tim recommend, Charles 2nd, none opposed.
- Gate Repair – Gate Tech estimate vs. 3 other vendor estimates
 - Wes recommend Johnson \$12,449.12. Tim 2nd, none opposed.
 - Appointment of Committee to assess reasonable fines for violations
 - Three members volunteered: Steve Easters, Bill Johnson, John Avendar. Suggestion standard fee scale is created.
- Entrance to neighborhood; poor vendor performance and need to refresh
 - Wes will research alternative vendors. Current vendor isn't performing well.
 - Tim – get estimates to trim trees
- Proper notice and communication, follow up with Bob McConnell

Bob McConnell is on board and will assist with website

NEW BUSINESS

- Tree Trimming at entrance
- Landscaping upgrade for entrance
- Entrance lighting and signage
 - Tim volunteered to take care of this.

Next Meeting: 3/4/2024 @ 7pm

Zoom Meeting

<https://us05web.zoom.us/j/6755312951?pwd=a0NaQnhDOWJlVG5ENm1JZTVvM3o5UT09>

Meeting ID: 675 531 2951

Passcode: 1b4WHu

Meeting Adjourned: 7:40pm