



Bailey's Grove Property Owner's Association
June 13, 2006

The meeting was called to order at 7:04 PM. The meeting was held in the Bailey's Grove Community Center.

Attending Board Member(s): Brian Toronyi, Geri Eye, Brandi Miller, Mark Shepard, Brian Waalkes, Chris Soibek, John Long, Mike Caldwell and Robert Brady

Absent Board Member(s): Lois Luxmore, Tom Dunn, Fred Olejczak, Denise Johnson, Janet Williams and Bart Boogerd

Proxies were submitted by Denise Johnson and Tom Dunn.

Also in attendance were Scott Gerow and Lacey Wesley from Gerow Management, and one resident.

Brian Toronyi welcomed and thanked everyone for attending. The agenda was presented.

Minutes from the previous meeting were accepted

Public Comments

One resident spoke about his interest in seeing a meeting and returning for future ones.

President Report – Brian Toronyi

Our Committee's need more people. Continue looking for interested people. Social needs a board representative. Additionally newsletter articles and or ideas are needed. Submit these to Lacey.

Gerow Management Update, Scott and Lacey

North Condo sign maintenance issue. Brandi to assist Gerow with writing a letter and plat maps that will be sent to the North Condo's.

North Condo's wants the BGPOA to pay a bill for food and beverages at their annual meeting/party which they recently held. This request is based upon an old agreement from when Eastbrook was involved. It is believed to have been a one time only arrangement. More details will need to be researched. Brian Toronyi will contact Chris from the North Condo's and write a letter if needed.

The owners at 5720 West Grove are asking to have a \$15 late fee waived for reasons provided in a letter to Gerow. Brian Waalkes made a motion to waive the \$15. John Long seconded. A vote was taken. Nine yeas and one nay.

Lacey suggested we consider purchasing Patio Furniture for the Club House Deck. We will try to include this in the 2007 budget.

Lacey also spoke about various items such as a down tree, trailer parking and no parking issues that she has been involved in.

Treasurer Report – Geri Eye

Denise Johnson was unable to attend. A written report was provided. Geri Eye provided the financial report.

Committee Reports

Social – Marcia spoke about the July 16th neighborhood summer party. This year the pool will be open to all residents during the party. There will also be inflatables in the area just south of the pool. Several ideas from the board to social had been brainstormed.

Pool – Brian Toronyi spoke about the start-up and season opening events. A written report was provided.

ACC – Does Tom Dunn have the previous ACC documents? The Lewis project is progressing along well. Mark is working with a shed that has been placed a property line.

Parks and Grounds – An upcoming meeting is being planned. There was much discussion by the board about the South Grove entrance. There is much desire to see this area and the 60th frontage to have improved landscaping. We need a long term project plan to guide us.

Communications - A website report was provided by John Long. John provided various statistical information on usage and so forth. John suggested two ideas. One being a Welcome Wagon section, the other is a "For Sale" section.

New Business/Non Agenda Items

- Brandi spoke about the good job Gerow is doing.
- Geri would like to see Lacey ad an additional evening hours to her hours.
- John felt things are going good.
- Brandi spoke about dead tree identification.

2006 Meeting Dates

The Board remaining meeting dates for 2006 will be September 12, and November 14. The Annual meeting will be November 30.

The next BGBOD meeting is September 12, 2006 at the Bailey's Grove Community Center. The meeting will start at 7:00 PM.

The meeting was adjourned at 9:28 pm

Please notify me of any errors or omissions.

Thank you,

Brian Toronyi - President, BGBOD