

Pointe at Beckett Homeowners Association  
Board Meeting  
April 16, 2024  
8464 Old Shaw Way  
West Chester, OH. 45069

- I. Call to order: 5:04 PM
- II. Attendance:  
Board Members : Lynn Mellencamp, Cindy Hayden, Kim Bailey, Gail Niederlehner  
Connie Caruso  
Homeowners: None
- III. Approval of minutes from February 27, 2024 - Approved by all
- IV. Reports:  
Treasurer:
  - a) Gail distributed a PAB cash summary sheet to everyone
  - b) There are no financial statements for February from Association Administrators- March will be coming soon
  - c) Duke Energy, Butler County Water and Sewer are now in the PAB name
  - d) 2023 taxes look fine, there is approximately \$41 owed in taxes
  - e) All homeowners dues for 2024 are paid in full
- V. Current Business:
  - a) Home Improvement Application- will be updated on website
  - b) Current outstanding violations - none- all have been addressed
  - c) Front walls - waiting on company to get back to us , metal signs to be painted this Spring.
  - d) Landscaping - nothing major until fall
  - e) Security cameras - Lakota trying to figure out electricity
- VI. New Business
  - a) Property Management - For the time being, the HOA will handle the finances with the potential for a book keeper in the near future. Vendors will submit bills to a PO Box or to PAB e mail.
  - b) Election of new officers:  
President - Cindy Hayden, Vice President- Lynn Mellencamp, Treasurer- Gail Niederlehner, Secretary- Connie Caruso, Member at Large - Kim Bailey
  - c) Lease Agreement amendment and Solar Panel Policy to be reviewed by an attorney before initiating.
  - d) Social Committee - Lynn is making some phone calls
- VII. Adjournment: 6:33 PM

VIII. Next Meeting - To be determined