

South Bay Pointe Home Owner's Association

Board of Director's Meeting

March 11th, 2026

I. Call to Order

- Board President Kim Hudson called meeting to order at 7:32PM

II. Directors Present

- Kim Hudson (President)
- Franklin Niblock (Vice President)
- Tim Creech
- Bryan Clemmons

III. Homeowner Forum

- No homeowners were present. As a reminder, homeowners are welcome to attend our monthly meetings.

IV. Minutes Approval

- Minutes were approved for February Meeting

V. Review of Finances

- We reviewed January financials
- Current liabilities and equity \$27,489.13
- We currently have \$34,808.69 of delinquent dues
- A few homeowners own a significant sum

VI. Projects

- Amber, Kim and Franklin met with the lawyer to discuss legal status on delinquent dues
- Kim to provide update during annual meeting
- Mark Van Essendelft to provide updated quote on upkeep of beds to include monthly sprays

VII. Annual Meeting Planning

- Annual meeting is scheduled for April 8th, 2026
- We plan on expanding our HOA board to 5 board members
- We will plan on electing 2 new board members in April 2026
- Kim drafted meeting notice letter for homeowners

VIII. Next Meeting

- Next HOA meeting is our annual meeting April 8th at 7:30PM via zoom

Franklin Niblock

Vice President