



BAHIA BAY NEWSLETTER

May 2018

www.Bahiabayhoa.com

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Board of Directors

2017-2019

President: Dave Dunn
704-255-6945

Vice President: Larry Donaghue
704-674-9440

Treasurer: Rob & Louisa Cronan
(Co-treasurer)
980-622-3471

Secretary: Debbie Dunn
704-255-6945

Member at Large: Joe Pellino

General Email Box

info@bahiabayhoa.com

FROM THE TREASURER

Thanks to members who have paid their 2018 - 2019 annual dues. Members who are delinquent, per the bylaws, after the 120 day grace period will incur a 10% late fee applied to **all** outstanding dues. **You must return your old Access Lot key with your payment.** A \$25.00 FEE WILL BE CHARGED FOR LOST KEYS.

Mail dues, old access lot keys and \$150.00 Assessment to:

Bahia Bay HOA
P.O Box 1202
Cornelius, NC 28031

Upon receipt of payment, a new access lot key will be mailed to you within 10-14 days

There will be One Make-up day, TO PAY DUES & EXCHANGE KEYS, at the Access Lot on June 7, 2018 5pm-7pm. You may also pay the \$150.00 Assessment at that time.

HELP NEEDED

From time to time, help is needed with Access Lot projects. To put your name on our Volunteer List, please text Kelly Gallant, our access lot chair.

480-231-5265

ANNUAL HOA METING MAY 19, 2018

- Dues were collected, keys were turned in and new keys distributed
- 2017-2018 budget-to-actual was reviewed and the 2018-2019 budget was discussed and approved.
- *Boat Ramp Repair \$150.00 Assessment was passed by a vote of 73 – 13.*
- *Porta Jon Initiative passed by a vote of 45 – 41.*
- Detailed information was presented by the President, Treasurer and Judicial member as to the importance of repairing the ramp. You can view the Voting Ballot on our website if you want more information.
- A homeowner brought up a concern about unleashed dogs. **THEY MUST BE LEASHED.**

ACCESS LOT UPDATE:

- **Boat Ramp Repair:** The \$150.00 One-Time Assessment will be due by 9/1/18. We cannot begin the repair until the funds are in hand. All HOA members are required to pay this Assessment.
- **Porta Jon:** It will be at our Access Lot from Memorial Day weekend through October. A wooden enclosure will be built around three sides with flowers for decoration. The enclosure will be used for trash cans when not used for the Porta Jon.
- **Shower Head and Hose Bib:** These will be replaced.
- **Pedestrian Gate and Walkway:** Many people do not know we have this gate. A pathway will be built leading up to it so it is accessible for strollers and wheelchairs. Your access lot key will be required.
- **Rolling Gate:** In the near future, we will close the gap between the gate and the fencing and install wire to prevent people from going through it.

DUES: IMPORTANT: Homeowners with a past due balance of \$500.00 or more are subject to a Claim of Lien on their property. We have consulted with an attorney regarding procedures to collect delinquent funds.

Thanks to those members who participated in our Meeting!