

# Baldwin Oaks Board of Directors Meeting Minutes

Date: May 17, 2018 Meeting Location: 10494 Business Center Court, Manassas  
Board Members Present: Kevin Streets, Nancy Crawford, Bruce Etzweiler, Scooter Mauck  
Management Present: Deborah Turner  
Guest Present: Michael Youlen

Meeting was called to order at 7:02 pm.

**Open Forum:** None

**Manassas Junction Report:**

Mike gave his report.

Board reported homeowner riding four-wheeler on the street and common property without a helmet. Management to send letter.

**Minutes:**

Kevin moved to approve the April 2018 BOD meeting minutes, Nancy seconded, and all carried.

**Financials:**

Financials were reviewed.

**Management Report:**

Management gave the report.

**Unfinished Business:**

None

**New Business:**

Kevin moved to ratify the approval of Millennium Pool Repair estimate for \$18,760 approved via email on 4/24/18, Scooter seconded, and all carried.

**Meeting adjourned into Executive Session to discuss ARC Applications at 7:24.**

**Meeting returned to Open Session at 7:35.**

Nancy moved to approve ARC Application to install fence with the conditions that the fence must be on the property line and must not come to the front of the house, Kevin seconded, and all carried.

Kevin moved to approve ARC Application to replace shingles, Bruce seconded, and all carried.



7/19/2018

Kevin and Bill to walk through the community to make list of paving and re-sealing needs.

Next meeting will be Thursday, June 21, 2018 at 7:00 pm at management's office.

Meeting adjourned at 7:45 pm.

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