**Minutes**

**Emerald Plantation Master Association**

**March 20, 2023**

Present: Lydia Lewis, Darcel Browning, Samantha Gomez, Donna Grady, Frank Salvo and Sandy Helms.

Lydia opened the meeting. Minutes from January 6th Meeting were approved.

Due to Board Members’ illnesses, travel and personal matters, the February meeting was cancelled.

Darcel Browning gave the Financial Status as of February 28, 2023:

Reserve Fund Held on Money Market $ 30,754.47

Operating Fund (Checking) $119,493.33

The funds that have been collected for the assessment will be transferred to the money market account after the final due date of March 31, 2023.

Dues outstanding > 90 days -0-

Treasurer’s report was accepted.

**Committee Reports**:

**Gate & Guard House:** Lydia reported that she is trying to locate a back-up battery for the gate in the event power is not available. Also, the Police have requested a KNOX BOX be installed at the gate in the event of a power failure. Lydia has ordered the KNOX BOX, it is here and we are waiting for installation.

**Pool:** Lydia assured the Board the Pool will be ready and will open on time.

**Landscaping:** Samantha is working on a new Contract for Sixtos, our landscaper, that will include all his duties and include any outside jobs and charges that may occur in the next year.

**ACC:**  Frank reminded the Board that Kayaks and Boats should not be stored in Homeowners front yards. He also pointed out that any change to yards, houses, property should go through the ACC Committee for approval before work is begun.

**Boat Storage:** ALL boats and trailers stored in the Boat Storage lots must have up-to-date registration, up-to-date trailer license plates and boats must be in working condition.

**Social:** No report

**Old Business:** none reported

**New Business:** Annual Meeting will be held on Saturday, May 13th at 10:00 AM. The Agenda, State of the Community letter, guidelines for the mailouts, etc. were discussed. Notice of the meeting, etc. will be mailed in April.

No further business, meeting was adjourned.