

THE FISHING CREEK FARM HOMEOWNERS ASSOCIATION, INC.
Board of Directors Meeting Monday July 15, 2024 7pm
1222 Cherry Tree Lane, Annapolis, Maryland 21403

Residents are invited to observe all portions of the Board of Directors meeting except those portions that are closed pursuant to Article 11b-111 of the Maryland HOA Act.

- 1. CALL TO ORDER & INTRODUCTIONS**
 - A. Introductions
 - B. Verification of Quorum
 - C. Additions/Changes to the Agenda

- 2. APPROVAL OF MINUTES**
 - A. May 20, 2024
 - B. June 17, 2024

- 3. CONSENT AGENDA**
 - A. Big screen replacement for pool \$1,000

- 4. FINANCIALS**
 - A. Financials (posted monthly to Meredith Management portal)
 - B. Account balances (operating, reserve, grants)
 - C. Budget variances
 - D. Collection report (accounts receivable)

- 5. REPORT ON MAREDITH MANAGEMENT ACTIVITY**

- 6. UPDATES (Leader/Board Liaison)**
 - A. ARC (James Colimore/Kathy Brooks)
 - B. Land Use (Kirk Brafford/Eamonn McGeady)
 - i. Grinder Pump Replacement (Nick and Diane Lambrow/Eamonn McGeady)
 - ii. Southbreeze Beach
 - C. CapEx (Lark Marie/Eamonn McGeady)
 - i. Bulkhead Ownership (Julien Hecht/Eamonn McGeady)
 - D. Marina Committee (Joe Bruhin/John Snedeker/Dave Stadler)
 - E. Clubhouse (Ann Weins/Deborah Brafford)
 - F. Pool (Katie Schmitt/Deborah Brafford)
 - G. Tennis/Pickleball (Gary Harkins/Rick Wheeler/Marco Adelfio)
 - H. Social (Laura Steppe, Childrens/Deborah Brafford)
 - I. Beautification (Barbara Holch/Deborah Brafford)

- 7. OLD BUSINESS**
 - A. None

- 8. NEW BUSINESS**
 - A. Reese Broom Retainer for HOA legal services (for approval)
 - B. Special Taxing District (Informational)

- 9. HOMEOWNER FORUM** Residents are permitted to address the Board during the Homeowner Forum portion of the Agenda and may be invited to comment during other portions of the meeting and are asked to kindly limit their remarks to two (2) minutes.

- 10. ADJOURNMENT**