



Aug 6, 2026

Meeting: August 2026 Monthly Board Meeting

Attendees: JB, JY, GT, AS, KL, AC, BK

Location: Teams

Start Time: 7:03

End Time: 8:18

Next Meeting: Sep 9, 2026 7:00 PM

Confirmed by: *Jessica Brown*

Details:

- JY spoke with attorneys about our documentation; still gathering information
- JY & AC to gather homeowner insurance info end of month
- JY is actively looking for his replacements and nominating committee members
 - Future conversations: who will take the mailbox key?
- JY may need to stay on the WF account for a few months after his term ends so bill pay, Zelle, etc. have no interruptions; he is okay to remain on for 8 weeks
- ACC doc changes will remain responsibility of the AC committee; they will escalate to us
- ACC email to community going out tonight
- Secretary of State filing will occur in January because of the board changes
- Website launch was a big success
- Everything is ready to go for the donation drive
- Yard sale and decor content to be planned soon
- GT is researching commercial insurance vendor and policy options (to be discussed next month)
- Brooks accepted our \$300 increase until the end of the year pending we use them for another year at the \$800 increase



- KL is finding other quotes to confirm if this increase is at a market rate
- BK is working on the leasing terms & process; more to come next meeting
- JY is having trouble scheduling the shoreline clean with Brooks; will give the job to Angel if they keep delaying

Decisions:

Topic	Vote Required?	Vote Results	Approved?
\$5000 is our new baseline	No ▾		Yes ▾
ACC document changes to be managed through committee	No ▾		Yes ▾

Suggestions/Ideas:

- Ask attorneys if they can label their reviews by name and date
- Send another email before next billing cycle saying we prefer Zelle
- Research recurring payment options with Zelle
 - Is it legal to incentivize using this option?
- Potential capital projects for 2027: (discuss next month)
 - Grist Mill trash coverings (AC to research)
 - Irrigation Grist Mill & Barnes Mill (JY to research)
 - Edgewater lake pathway (KL to research)
 - Revised lake signage (JB to ask B Mills)
 - Home evaluations (AS)



Action Items:

Item	Assigned To	Due By
Remove Lewanna from QBO	JY	Aug 8, 2026
Figure out who owns the dock	JY	Sep 1, 2026
AC to get license & insurance from Southeastern Waste	AC	Sep 1, 2026
Grist Mill trash coverings research	AC	Sep 1, 2026
Irrigation continuation	JY	Sep 1, 2026
Edgewater lake pathway	KL	Sep 1, 2026
Revised lake signage	JB	Sep 1, 2026
Home evaluations	AS	Sep 1, 2026