

# MSPOA Board Meeting Minutes

DATE: November 16, 2021

LOCATION: Marv Horton's Residence

ATTENDEES:	Marvin Horton, Chairman	X	Doug Bellamy
	John Scappaticci, Vice Chairman	X	
	Kristine Arnason, Secretary/Treasurer	X	

I. Opening of meeting by Chairman:

- Call to order by Marv Horton at 10:01 AM
- Marv asked Secretary to verify quorum- Kristine Arnason confirmed we have quorum
- Marv advised this was an extraordinary meeting called to discuss one specific item

II. Grievance – Lot Owner Breach of Covenants

- Board received notification from an owner who advised of a breach of the covenants by another home owner
- Board member Marv Horton was to investigate the claim of breach
- Marv met with the owner to determine if it was a valid breach of the covenants
- Marv determined part of the claim was in fact a breach of the covenants and advised the other board members accordingly
- As per the published Grievance Policy the board encourages owners to deal directly with any offending owner to work out a resolution, however in this particular case it was felt it would need to be dealt with by the board since it was a violation of the covenants
- Next steps: Owner in violation to be provided with a written notice of the violation and allow the owner an appropriate amount of time to provide back a written response
- Pending the outcome of the response will dictate any potential further actions

III. Adjournment of meeting by Chairman:

- **Motion** made by John Spappaticci seconded by Kristine Arnason to "**Adjourn the meeting at 10:45 pm**".  
Motion carried: KA, JS, MH



Kristine Arnason, MSPOA Secretary