

The Club at Diamondhead and Property Owner's Association Open Board Meeting Agenda

December 18, 2023 – 6:00 PM

Diamondhead City Council Chambers, Diamondhead, MS

Call to Order

Roll Call, Verify Quorum

Pledge of Allegiance

Approval of Minutes of 11/20/23 – Minutes were approved by e-mail vote completed 11/29/23.

Approve/Amend Meeting Agenda

President's Report

Committee Reports

General Manager's Report

POA Members Comments on Agenda Items (limit 3 min. per person-must sign up ahead of time to speak)

Regular Agenda –

2023-29 - Motion to approve not to exceed \$15,000 to improve and increase the fencing around the Club Pool

2023-30 – Motion to reconsider Motion 2021-01 – Admission Fee Resolution

POA Members Comments on Non-Agenda Items (limit 3 min. per person-must sign up ahead of time to speak)

Next Meeting: Open Board Meeting, Monday January 15, 2024, at 6pm in Diamondhead City Council Chambers.

Executive Session if needed.

Adjourn

Regular Agenda Supporting Information

2023-29 - Motion to approve not to exceed \$15,000 to improve and increase the fencing around the Club Pool

GOAL OF THE PROPOSAL: By including more pavilions within the pool fenced area, it is anticipated that pavilion rental will increase along with member satisfaction.

FINANCIAL IMPACT: Not to exceed \$15,000

2023-30 - Motion to reconsider Motion 2021-01 – Admission Fee Resolution

Admission Fee Resolution

Diamondhead Property Owners Association, Inc.

WHEREAS, in order to ensure the financial stability of the POA, it is necessary for the POA to adopt policies and by-laws to address the rising numbers of members who fail or otherwise refuse to pay dues, and to incentivize new developments to join the POA. Therefore, the Board of Directors does hereby make and adopt the following policy changes, effective January 1, 2022.

ADMISSION FEE

1. Any purchaser of a property which is in good standing with the POA shall be required to pay an Admission Fee in the amount of \$200.00. In order to obtain the fee waiver, the prorated dues for the remainder of the calendar year must be paid at closing. Should the property transfer occur after September 1 of the calendar year, the new property owner may choose to pay the remaining prorated amount for that calendar year plus the entire dues for the following year at the prevailing rate at the time of transfer.
2. Any purchaser of property within any area or subdivision that currently is, or has at any time been, subject to membership in the POA, but which is no longer in good standing for failure to pay dues, fees, or fines, shall be required to pay either the unpaid dues /fees on the account or a non-refundable Admission Fee in amount of \$ 2,500, whichever is the lower amount, prior to being granted privileges of the POA. This provision shall apply to any subsequent owners of such property, residence, or business.
3. Should the developer of any such subdivision on property that is un-platted and/or not subject to compulsory membership in the POA want to include the development in the POA and require each property owner to join the POA as a covenant running with the land, the developer should contact the POA to discuss options.

4. For any purchaser who is the owner or resident of any property situated within any un-platted area or subdivision of Diamondhead whose membership is not compulsory, and who wishes to join the POA, there shall be a non-refundable Admission Fee in the amount of \$2,500.

GOAL OF THE PROPOSAL: Reduction of fee to buyers

FINANCIAL IMPACT: Limited or unknown at present