

BIB PROPERTY OWNERS ASSOCIATION, INC.

REGULAR BOARD MEETING

June 25, 2023

The BIB Property Owners Association, Inc. Board Of Directors held a Regular Board meeting on June 25, 2023, at 5:00 pm EDT, 3:00 pm Belize Time, via Zoom online meeting.

Board members in attendance:

Kathie Miller – President / Treasurer

Cyndi Lauricella – Vice President

Melissa Freedman – Secretary

Doug DeGirolamo – Member At Large

Participating community members in attendance:

Paul Prescott, Shelley Spruit, Kenneth Trapp, Beth Weary, Bryan Weary

The meeting was called to order by Kathie Miller, at 5:00 pm EDT, 3:00 pm Belize Time.

The Proof Of Notice Of Meeting was posted on the BIB website (bibhoa.com) and sent out by email on June 5, 2023.

• **Review And Approval Of Minutes**

Doug DeGirolamo motioned to accept the minutes for the April 23, 2023 Board meetings. Melissa Feedman seconded. Motion passed 3-0 (Cyndi Lauricella joined the meeting after this vote).

• **Treasury Report**

Kathie Miller reported that the expenses are minimal at the moment.

• **EAB Committee Update**

Committee chair Doug DeGirolamo reported that there have been no new submissions within the last few months.

• **Garden Committee Update**

Committee Chair Cyndi Lauricella reported that our maintenance workers are on a leave of absence currently. Therefore, we have stopped production of vegetables in the Milpa since there are no workers to assist with the work required to grow vegetables. Garden Share currently is just meeting on Wednesday mornings between 8:30 and 9:00 AM to pick and share what is ready to be harvested. Mangos, coconuts, and cashews are currently plentiful. Long pants are recommended.

- **Roads & Maintenance Committee Update**

Cyndi Lauricella reported that Forest Hill Drive does require four-wheel drive due to its condition. Other roads look good, with some branches hanging down.

- **Other Business**

Kathie Miller announced that the BIB POA Board would like to recognize the work that community member Paul Prescott has performed since January, 2020 as the BIB POA corporate records officer, corporate office assistant, custodian of records, and community security camera coordinator.

- **Front Gate**

Kathie Miller reported that the front gate was originally installed due to a home invasion at BIB. In the interim, the Benque Viejo have moved their checkpoint from the end of Hydro Road in Benque Viejo to the turnoff to Arenal. This has apparently reduced the crime risk in the area. We are currently having an issue where Mr. Walter Browning's private security guard is removing the BIB POA lock during the day and using his own personal lock that owners do not have keys for. This is a safety concern as people have been locked in BIB because Mr. Browning's guard had locked the gate with his own lock and stepped away. Kathie Miller than asked for ideas on what should be done. Doug DeGirolamo, Cyndi Lauricella, Ken Trapp, Melissa Freedman, Bryan Weary, and Paul Prescott all spoke in favor of removing the gate or the lock on the gate. No one spoke in favor of keeping the gate or the lock. Melissa Freedman motioned that the BIB POA remove the lock from the front gate. Cyndi Lauricella seconded the motion. Motion passed 4-0.

- **Adjournment**

Doug DeGirolamo motioned to adjourn the meeting with Cyndi Lauricella seconding. Motion passed 4-0. Meeting adjourned at 5:35 PM EDT, 3:35 PM Belize Time.