

LEGRAS RIVER COUNTRY POA
Board of Directors Meeting Minutes

Board Mailing Address:

Legra's River Country POA
P.O. Box 13
Grassy Creek, NC 28631

Official Email:

legrasrivercountrypoa@gmail.com

Board Members 2025:

- Richard Bradford – President
- David Rodriguez – Vice President
- Dan Dean – Treasurer
- Todd Duncan – Secretary
- Alexander Bestard – Member

Date: 02/04/26 **Location :** Google Meet **Time:** 6:10 PM – 6:32 PM

1.) Call to Order

The meeting was called to order at 6:10 PM by President Richard Bradford.

2.) Roll Call

Board Members Present:

- Richard Bradford – President, Dan Dean – Treasurer, Alexander Bestard – Board Member, David Rodriguez Vice President (Joined at 6:20 PM).

Board Members Absent:

- Todd Duncan – Secretary.

Homeowners Present (if recorded):

- None

3.) Approval of Previous Meeting Minutes

- Previous meeting minutes were reviewed.
- Minutes were approved as presented.

4.) Reports

4.1) Treasurer's Report

- Assessment bills were sent to all property owners.
- The POA has received **\$3,480.00** in payments from the current assessment cycle.
- Expenses totaling **\$257.11** were incurred for postage and monthly electric bill.
- Current account balance reported as **\$13,916.86**.
- Insurance premium of **\$922.00** is due on the 20th of the month.

5.) Old Business

5.1) Weather and Road Conditions

- Emails regarding recent weather conditions were reviewed.
- It was confirmed that due to snow and ice, certain roads within the POA are currently passable only with four-wheel-drive vehicles equipped with snow chains.

6.) New Business

6.1) Owner Communications

- Board reviewed communications from property owners.
- Assessment notices mailed out, awaiting funds to proceed with budgeted expenses, and improvements.

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7.) Next Board Meeting

- Scheduled for March 4, 2026 at 6:00 PM
- To be held via Google Meet (virtual)

8.) Adjournment

- Motion to adjourn made by President Richard Bradford.
- Meeting adjourned at **6:32 PM**.

Alex Bestard

Alexander G Bestard - Board Member

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