

January 2017

BIENVILLE PLACE NEWS

WIN A WALMART GIFT CARD!!

Be included in the drawing to win a **\$100 Walmart Gift Card** at the next HOA meeting by returning your enclosed Proxy Ballot by January 15th.

There must be a quorum of at least 20% of the voting membership in order to hold a meeting and conduct business. That 20% is a total of 38 voting members, which can be a combination of attendees and proxy.

We've rescheduled the meeting that was to be held in December to January 18th because there were not enough proxies or voting members at the December 14th meeting.

So, if you cannot attend the annual meeting, please mail your proxy to BPOA, P.O. Box 0071, Ocean Springs MS 39566-007. Proxies need to be received by the Board of Directors at least 3 days before the meeting. That date is January 15th. They cannot be submitted at the meeting.

If you don't want to mail it and would like someone to come by and pick up your Proxy Ballot, email info4bpoa@gmail.com or call Bebe Walls at 228-547-5449 or 228-447-4875.

Again, please return your ballot and you'll be entered into the drawing for a \$100 Walmart gift card! You could possibly be rewarded with a gift card and hopefully the Association will have the required numbers to have a quorum for conducting business.

www.BPOASSN.com

Check it out – www.BPOAssn.com. Want to see something added to the site? Have recommendations or comments? We'd love to hear from you. The purpose of the website is to provide useful information to our membership and to potential buyers in our subdivision.

FREE ADVERTISEMENT

Mail your business card to BPOA, P.O. Box 0071, Ocean Springs, MS 39566-0071. We'll scan it and put it on our BPOA website for you – no charge.

DELINQUENT ANNUAL DUES

We mailed another reminder in November 2016 to members whose dues were in arrears. Thank you to those members who paid your outstanding dues and brought your accounts up to date. That is greatly appreciated. Unfortunately, there are still members who have not taken action to pay their dues.

Every property owner of Bienville Place subdivision is automatically a member of the Association and is required to pay annual dues assessments. Bienville Place By-Laws state that a delinquent account more than thirty (30) days late will be assessed a ten dollar (\$10) late charge and if an account is more than sixty (60) days late, the owner will be sent a "Ten Day Notice of Lien." If the amount that is delinquent plus late charges is not received in the 10-day notice period, a lien in favor of the Association may be filed against the delinquent owner. Such lien will include interest at 10 percent per annum, a fifty dollar (\$50) administrative cost and reasonable attorney's fees. A copy of the notice of lien will be sent to the lot owner.

If applied, the total for the lien action will exceed the amount of the delinquent account. To assist in making payments, we now provide the ability to pay with credit cards in Pay Pal through www.BPOASSN.com. A lot of members have used that option to pay their dues, both current and delinquent dues.

We will mail a final reminder on January 8th to members with delinquent accounts. The payment deadline in that reminder will be January 20th. If the delinquent dues are not received by January 20th, we will begin the lien process. Placing liens on properties is not an avenue we want to take to collect delinquent dues and have avoided it as long as possible; however, the delinquent dues need to be collected and that is our only option – liens.

2017 ANNUAL DUES

A notice for the 2017 dues will be mailed after the January 18th meeting. Annual expense and income data from 2016 will be included with the 2017 dues assessment mailing