

**Jordan Springs Two Homeowners Association, Inc**

**Date: October 24, 2022 Time: 6pm Place: Middle Tyger River Library**

**Emergency Meeting:**

1. Stephen W Novak: Today October 24, 2022 For personal reasons I must let the Board for Jordan Springs Two Association, Inc be advised that this meeting stand as my day of resignation.

Right now, the HOA has a good standing and I believe can stay in play with all of you. I stayed and became part of this board in order to keep the dues for all homeowners at \$140 yearly. With that said I also believe that with our work that this year if the HOA and the Board stays in play can even look forward to a small rebate. That being said it will be up to all of you now to come together and decide how you will want to handle the HOA from this point on.

2. The following will need to be implemented by the board to finish out this year.

1. The budget needs to be completed and mailed to all homeowners by November 6, 2022. For all homeowners to see and approve. *AS December 6, 2022 Annual Meeting*

Also, by December 1, 2022 the billing for 2023 will need to be sent to each homeowner with the amount due and the due date.

As of now the Dues can remain at \$140.00

2. Along with the ballots listing all of you as you have volunteered to run for the 2023 one-year term.

The ballots that were turned in to run for the following positions are

President: no one turned in a nomination form

Vice President: Bryant Taylor

Secretary: Shannon Adair

Treasurer: Jose Santiago

3. If you cannot get a complete Board in place: President, Vice President, Secretary, and Treasurer. Keep in mind you only need 3 members for a Board. You can have everyone except the president can hold 2 positions. The HOA will have to be turned over to a management company. This will at last look be a minimum increase cost of \$300 per year for each homeowner. This is only a guess, and this is also only if there is a board in play for our community, if you cannot get a board that will increase the yearly dues for a management company to have to hire a board to oversee our HOA.

4. Keep in mind that you cannot just decide among the board to dissolve the HOA it will have to be turned over to a management company and be continued to uphold the HOA as the terms apply in the Bylaws and CCR's.

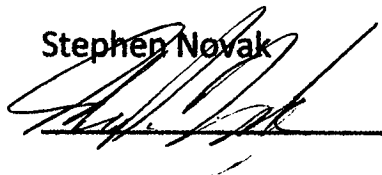
If you do not understand why the board cannot just dissolve the HOA and divide the monies in the Bank between all the homeowners then inquire now and I will give you by best answer.

5. I believe that all of you are capable of continuing to keep our HOA self-ran. Without the need for a costly increase to all of the homeowners by having to hand everything over to a management company.

I Stephen Novak would like to say I have enjoyed my time on our HOA Board. It has been great to be able to have kept our dues at \$140. for all the homeowners and that looking to 2023 that if things stay the same it looks as if we will all receive a rebate. While not always the most pleasant part of my job was enforcing the CCR's and By-Laws that have been keeping our community looking great. But by doing so I believe everyone has noticed that the cars are off the road, no commercial vehicles are parked in roads and in driveways, and the tone of our community is in good standing with the CCR's and By-laws. I appreciate all the help from everyone, it takes us all to keep a good standard going.

Thank You Again,

Stephen Novak



---

# Jordan Springs Two Homeowners Association, Inc. Board Meeting Attendance Sheet

Date: 10-24-2022

Name (Print)	Signature	Address	Telephone No.	E-Mail Address
<u>Stephen Novak</u>	<u>[Signature]</u>	<u>221 Jordan Springs Dr</u>	<u>(727) 851-0913</u>	
<u>Brenda Novak</u>	<u>[Signature]</u>	<u>221 Jordan Springs Dr</u>	<u>(727) 851-0913</u>	
<u>Shannon Adair</u>	<u>[Signature]</u>	<u>209 Jordan Springs</u>	<u>864 237-8163</u>	
<u>Jesse L. Sauttergo</u>	<u>[Signature]</u>	<u>354 Jordan Springs</u>	<u>862-293-8125</u>	