

SHOAL RIVER HOMEOWNER'S ASSOCIATION
BI-MONTHLY MEETING MINUTES
September 12, 2016
www.shoalriverhoa.com

CALL TO ORDER/ROLL CALL:

1. The Bi-Monthly meeting for the Shoal River Homeowner's Board of Directors was called to order by Ian Weaver, President, September 12, 2016 at 6:41 PM at Live Oak Baptist Church.

2. The following board members were present:

Ian Weaver, President
Gary Pangle, Vice President
Ruth Labhart, Secretary (without vote)
Phyllis Sargent, Treasurer
Sandy Burden, Director

3. 13 visitors present (Roster attached)

SECRETARY'S REPORT Minutes of the July 11, 2016 Bi-Monthly Meeting were read and accepted with corrections.

TREASURER'S REPORT:

The following Treasurer's report was given:

- a. Balance in First National Bank Checking Account as of 8/31/16 is \$47,709.45
- b. Balance in First National Bank Money Market Account as of 8/31/16 is \$6,601.98
- c. Outstanding assessments for 2016 as of August 31, 2016 are \$458.17
Outstanding assessments for prior years is \$8,106.35
- d. Expenses for July and August:

Gulf Power	\$ 1,648.14
Landscaping	825.00
Accounting and legal	100.00
Web Site	12.42
Lakes and Dams	<u>586.20</u>
Total Expenses	\$3,171.76

COMMITTEE REPORTS:

- 1. **Architectural Review:** Sandra Burden reported a fence was approved for lot TE120.
- 2. **Compliance/Complaint:** Ian reported there is an on-going issue of a basketball goal in the front yard of a homeowner. This issue invoked a three-person committee which met with the homeowner. The issue was resolved and the basketball goal was removed.

3. **Curbs, Roads, Landscaping:** Ian reported the team has coordinated with 5-6 companies for bids for the landscaping contract for the next two years. Two of the five companies submitted bids, one from our current Landscaper, Terry's Landscaping, for \$825 a month for the general areas and \$125 a month to cut the dam on Lovegrass, for a total of \$950 a month. This was the best bid; therefore, Ian recommended going with this bid for \$950. This was seconded by Gary Pangle and passed by the board.

4. **Nominating:** Gary reported we need individuals to volunteer to run for positions on the board for the next two years.

5. **Web Site:** N/A

OLD BUSINESS: N/A

NEW BUSINESS:

1. Ian presented the following budget for 2017:

Gulf Power	\$12,000
Landscaping	\$10,000
Lawyer	\$ 5,000
Insurance	\$ 1,700
Meeting Room	\$ 350
Social	\$ 100
Accounting and Legal	\$ 665.
Printing	\$ 500
Postage	\$ 450
Web Site	\$ 25
Service Fee	\$ 100
Misc/Office Supplies	\$ 200
Taxes and Fees	\$ 100
Lakes and Dams	<u>\$38,224</u>
Total	\$69,414

Ian recommended we accept this budget; thereby keeping our annual assessment at \$445 for 2017. This recommendation was seconded by Gary Pangle and approved by the board.

2. The next meeting will be our Annual Meeting on Monday, November 13, 2016 in the Fellowship Hall at Live Oak Baptist Church. Registration/social begins at 6:30 PM and the meeting will start at 7:00 PM.

3. A motion was made, seconded and passed to adjourn the meeting at 7:35 PM.

Ruth Labhart, Secretary
Shoal River Homeowners' Association