SHOAL RIVER HOMEOWNER'S ASSOCIATION
ANNUAL MEETING MINUTES
November 14, 2016
www.shoalriverhoa.com

CALL TO ORDER/ROLL CALL:

1. The Annual meeting for the Shoal River Homeowner's Board of Directors was called to order by Ian Weaver, President, November 14, 2016 at 6:50 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
Sandra Burden, Director

3. Visitors present: There were 44 homeowners present and by proxy. Forty two members were required for a quorum.

4. Ian announced there would be a time for questions from Homeowners' immediately following the regular business meeting.

SECRETARY'S REPORT Minutes of the September 12, 2016 Bi-Monthly Meeting were read by Sandy Burden and accepted as read.

TREASURER'S REPORT: The following Treasurer's report was given by Phyllis Sargent:

1. Balance in First National Bank Checking Account as of November 1, 2016 was $43,147.37

2. Balance in First National Bank Money Market Account as of November 1, 2016 was $6,604.69.

3. Outstanding assessments as of November 1, 2016 are $8,564.52

4. Expenses for September/October:

Gulf Power	$ 1,648.14
Landscaping	3,300.00
Total Expenses	$4,948.14

5. Ian Weaver reviewed the 2017 Proposed Budget which the Board approved at the September meeting. Based on this budget the Assessments for 2017 will remain at $445.00.

COMMITTEE REPORTS:

1. **Architectural Review:** Sandra Burden reported there were no new requests.

2. **Compliance/Complaint**: Ian reported there was 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:**

a. The Board selected Terry's Landscaping for 2017/18.

b. Ian Weaver stated that garbage trucks have ruined curbing in several locations and they will be repairing this curbing.

c. Ian Weaver discussed the need to clear the brush on the dam at Kolima Court.

4. **Nominating**: No report.

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

OLD BUSINESS:

1. Ian Weaver explained the erosion problem on Skyline Circle.

2. Ian stated that one of the two risers on the dam on Lovegrass is getting jammed up and will need work.

3. Ian also stated the riser rack behind the clubhouse has vegetation growing. In the past this has been due to beavers. He stated this will be removed as this can cause a lot of damage if water rises over the dam.

NEW BUSINESS: Ian announced the results of the election for board members for 2017 and 2018. Both Sandra Burden and Gary Pangle were unanimously reelected.

ADJOURNMENT:

1. A motion was made, seconded and passed to adjourn the Business Meeting at 7:30 PM

2. The next meeting will be the Bi-Monthly Meeting on January 9, 2017 at 6:30 PM at Live Oak Baptist Church, Building D, rooms 3/4.

Sandra Burden and Ruth Labhart, Secretary
Shoal River Homeowners' Association