SHOAL RIVER HOMEOWNER'S ASSOCIATION
BI-MONTHLY MEETING MINUTES
January 8, 2018
www.shoalriverhoa.com

CALL TO ORDER/ROLL CALL:

1. The first Bi-Monthly meeting for the Shoal River Homeowner's Board of Directors was called to order by Ian Weaver, President, January 8, 2018 at 6:32 PM at Live Oak Baptist Church.

2. The following board members were present:

Ian Weaver, President
John Reno, Vice President
Ruth Labhart, Secretary (without vote)
Sandy Burden, Director
Gary Pangle, Director

3. The following board member was absent:

Sterling Magby

4. There were seven visitors present.

SECRETARY'S REPORT Ruth Labhart read the minutes of the November 6, 2017 Annual Meeting. Ian Weaver made a motion to approve the minutes as written. This was seconded by Gary Pangle and approved by the board.

TREASURER'S REPORT:

1. Ian Weaver gave the following financial report:

a. Balance in First National Bank Checking Account as of 12/31/17 was $17,569.63.

b. Balance in First National Bank Money Market Account as of 12/31/17 was $91,897.98. Ian stated this fund is back up to where we were before we worked on the dams.

c. Ian stated we have collected almost all of the outstanding assessments.
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d. Expenses for November and December 2017:

Gulf Power	$1,762.38
Insurance	$1,308.00
Insurance	$ 362.00

COMMITTEE REPORTS:

1. **Architectural Review:** Gary Pangle gave the following report:

a. A shed was approved for lot 16LE. It will have siding to match the home.

b. A request for a wrought iron fence in the front yard of a home on Shoal River Drive was denied.

2. **Compliance/Complaint**: No report.

3. Curbs, Roads, Landscaping: Ian reported homeowners on Capri Court have complained about overgrown shrubbery on the cul-de-sac that needs to be cleaned up. Ian contacted our current landscaper, Terry's Landscaping, who submitted two options:

a. Reduce size of bushes to 1 to 2 feet. Clean out and re-sod
b. Fully remove brush/stumps and re-sod (large oak tree remains)

After discussion, Sandra Burden made a motion to put this up for two more bids. Gary Pangle seconded the motion and it was passed by the board.

4. Nominating: No report.

5. **Web Site**: No report.

OLD BUSINESS:

1. Ian reported that assessments are due at the end of January and then homeowners will have until the end of February to turn their assessments in for the year before we turn them over to our lawyer for collection.

2. Ian talked with Joe Sanchez, a homeowner, regarding the Treasurer position on the board. Joe is prepared to take the position at no pay. He further stated we need to pursue the Quick Books (QB) Cloud option. Following is a breakdown of the expenses to use the cloud version:

a. The cloud version cost is $600 a year and they provide unlimited support. They also have an online payment integration. They provide an e-mail address. There will be a small charge if you use your credit card.

b. $1600 credit card fee for online payment integration.

If we agree to this we need to send out a letter to all homeowners to let them know to pay on line is an option.

Ian made a motion we pursue both a & b: $600 a year and $1600 credit card fees (online payment integration). Gary Pangle seconded the motion and it was passed by the board.

NEW BUSINESS:

1. Ian Weaver chaired the election of officers for board positions for the coming year. Following is a list of the positions and individuals who will serve, which were approved by the board:

a. President: Ian Weaver
b. Vice President: John Reno
c. Secretary: Ruth Labhart
d. Treasurer: Ian Weaver made a motion to ask Joe Sanchez, a homeowner, to become a member of the board and fill this position. Gary seconded the motion and Joe was approved by the board.
e. Architectural Review Team: Sandra Burden, Chairman
Sterling Magby
Gary Pangle
f. Compliance/Complaint: Ian Weaver
g. Curbs, Roads, Landscaping: Ian Weaver
Sandra Burden
h. Nominating: Sandra Burden
Ruth Labhart
Sterling Magby
John Reno
i. Web Site: Ian Weaver
j. Social and Welcoming: Board voted to remove this position.

2. The next by-monthly meeting will be held on Monday, March 5,2018 at 6:30 PM, In Building D, Room 3/4 at Live Oak Baptist Church.

3. Following are the scheduled meetings for the SRHOA Board of Directors for 2018:

Monday, March 5, 2018
Monday, May 7, 2018
Monday, July 9, 2018
September 10, 2018
November 12, 2018 (November 6 Election)

3. Gary Pangle made a motion to adjourn the meeting at 7:38 PM. John Reno seconded the motion and it was approved by the Board.

Ruth Labhart, Secretary
Shoal River Homeowners' Association