Shoal River Homeowners' Association
Annual Meeting Minutes
March 4, 2024
(unapproved)

I. CALL TO ORDER:
   a. The March 4, 2024, annual meeting for the Shoal River Homeowners' Association Board of Directors was called to order by Marc Narvaez at 7:00 p.m.

II. ROLL CALL:
   a. Board members present, constituting a quorum:
      i. Marc Narvaez, President
      ii. Carissa Urey, Secretary
      iii. Chris McFarland, Director
      iv. Danielle King, Director
   b. Others present:
      i. Ruth Labhart, Treasurer
   c. Approximate number of homeowners in attendance: 24

III. SECRETARY'S REPORT:
   a. The Board reviewed the minutes from the meeting of December 5, 2022, which were approved by vote as follows: Marc Narvaez – yes; Carissa Urey – yes; Chris McFarland – yes; Danielle King - yes

IV. TREASURER'S REPORT:
   a. Ruth Labhart presented balance sheets through December 2023 and January 2024, income and expense sheets for 2023, and the budget report for 2024.
   b. Ruth Labhart presented the proposed assessment for 2024 as $150, due by 04/30/2024, which was accepted by votes as follows: Marc Narvaez – yes; Carissa Urey – yes; Chris McFarland – yes; Danielle King - yes

V. NEW BUSINESS:
   a. Election - There are 2 open positions for the board of directors. The election will happen by mail in April.
   b. Covenants and Bylaws need to be rewritten this year – committee is needed.
   c. Committees:
      i. Architectural Review
      ii. Groundskeeping & Lights
      iii. Social
      iv. Communications
      v. Rules Enforcement/Violations
      vi. Covenants and Bylaws rewrite (temporary)
      vii. Traffic Mitigation (temporary)
   d. Traffic Calming - Volunteers are needed to explore the process of installing speed tables to slow traffic on our community streets.
   e. CERT - Chris McFarland spoke about creating a CERT (Community Emergency Response Team) in our community to help with disaster preparedness.

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VI. HOMEOWNERS' FORUM:

a. Discussion topics included damage to roads and curbs from construction vehicles, speeding on Shoal River Drive, and the process for getting speed tables.

VII. NEXT MEETING:

a. The Board proposed having the next meeting in May 2024, after the election has been held for open director positions. No date has been set.

VIII. ADJOURNMENT:

a. There being no further business, the meeting was adjourned at 8:00 p.m.

Carissa Urey, Secretary