

SHILOH STABLES PROPERTY OWNERS ASSOCIATION ANNUAL PROPERTY OWNERS MEETING

October 3, 2020 – 10:00 AM
Held at Jim Harrison Residence

Jim Harrison, President called the meeting to order. Board members in attendance were Mike McFerrin and Larry Davis and Lynn Marqui attended by telephone via Skype.

- Meeting quorum was obtained.
- A motion was passed by Debbie Pringle and Lynn Marqui to accept the minutes of the June 2019 SSPOA meeting.
- New homeowners were welcomed.

Review of the past year:

Road committee:

- A special thanks was extended to Rich Franklin and Dick Wagner for their extensive work on the roads in the community. The roads look great as a result of their time and effort.
- It was asked that any road concerns or compliments be brought to Jim Harrison's attention. DO NOT CONTACT RICH

Front entrance garden committee:

- A special thanks was extended to Leslie Wagner, Patti Franklin, Debbie Pringle, Denna Brand, Cindy Sullivan, Lynn Marqui and other residents for the many days of hard work they dedicated to the maintenance, annual plantings and decorations of the entrance garden. Thank you to Leslie for her leadership and organization to accomplish this.

Construction committee:

- No new construction to report on

Finance committee:

- Thanks to Mike McFerrin, Tom Blanton and Lynn Marqui

Treasurer finance report:

- Mike McFerrin reviewed the budget to actual for 2019. Reporting a total under budget of \$808. resulting in an increased bank balance.
- Mike McFerrin reviewed the budget to actual for year to date 2020 citing no irregularities with anticipation that the HOA will stay within the projected budget for 2020.

Topics for the remainder of 2020:

- The finance committee will meet to create a 2021 budget and will submit the budget to the board for approval. The approved budget will be sent out to members in December with the due's assessment.
- Finance committee volunteers for 2020/2021 are Lynn Marqui, Marci Morales and Debbie Pringle.
- The road maintenance budget for this year remains on track. A rolling packer was rented in March to pack the roads. The HOA is looking at doing that again due to the excellent results. Larry reinforced that the HOA is protected as they get the insurance when the packer is rented and that it is better to rent the machine than the cost to maintain owned equipment. The board asked Rich to evaluate any problematic areas and any small issues we could take care of. Additional grading and leaf blowing will be needed as well as a possible backhoe to clean out some ditches. Suggestions were requested on how to improve the area on Butternut where workers and guests have difficulty getting up the hill and therefore tear up the road.

Other items:

- Speeding problem in the community. Debbie Pringle was asked about the impact of speeders on horses. She said all horses are different, depends on age, training and experience. It was asked of the liability of speeders in an occurrence and it was said that they would be liable for their actions.
- A very special thank you was given to Jack McClure for the amenities he provides our community and the labor he contributes to assist our community.

New business - none**Property improvements, ideas, suggestions:**

- Marci Morales suggested forming an infrastructure committee to address roads, signs and mailboxes
- Dumpster issues were addressed. It was asked that residents get the tag numbers if they see non-residents using the dumpster and report to Jim. It was suggested by Mike McFerrin to post a sign at the dumpster "For Resident's Household Trash Only" prior to reporting anyone to the police. It was reinforced that the dumpster is only for household trash. All other trash needs to be taken to the dump.
- It was suggested that we have a lockbox for larger packages be placed at the entrance to reduce the wear on the roads. It was also suggested that a central mailbox be used instead of all the mailboxes along the road. The board asked if a group of residents would volunteer to research that possibility and report to the board their suggestions. No one volunteered so the topic was abandoned.

Election of Board Members and Officers:

- Mike McFerrin is resigning as treasurer. A big thank you to Mike for doing that job for the past 5 years and for the numerous hours he puts in working on the financial and legal situations of our community.
- Lynn Marqui has volunteered for the treasurer position. Jim nominated Lynn and Debbie and Linda motioned the nomination.
- Freda Heyen volunteered as secretary. Jim nominated Freda and Debbie and Linda motioned the nomination.

2021 ANNUAL ASSOCIATION MEETING:

- Homeowners were advised that the 2021 annual association meeting is set for June 19, 2021 at 10:00AM to be held at the Shiloh Stables Bunkhouse.

With no further business, the meeting was adjourned at 11:27 AM.