

SJC LAKESIDE VILLAGE PROPERTY OWNERS' ASSOCIATION, INC.

P. O. Box 334 / Phone (936) 222-5732 / Riverside, TX 77367

ANNUAL MEETING MINUTES

980 North Volunteer Fire Station / 30 Lakeside Drive, Huntsville, TX

June 8, 2024

The Annual Meeting of the SJC Lakeside Village Property Owners Association was held Saturday, June 8, 2024, at the 980 North Volunteer Fire Department. Registration was from 10:30 – 11:00 A.M.

After verification of a quorum of membership (including 23 voting in person, 49 represented by absentee ballot, 1 represented by proxy ballot, for a total of 73 represented) President Gail Miller called the meeting to order at 11 a.m. and introduced the current SJC Lakeside Village Board of Directors. Directors present were Fay Earls, Marcy Metz, Gail Miller, Will Breaux, Tommy Green, Darin Smith, Scott Huckabee, Steve Null, and Mike Newell. Directors absent were Kelly Scott and Petie Grant. Also present was Ann Young, Architectural Review Committee and Mandy Smith, Administrative Assistant.

INTRODUCTION OF SPECIAL GUESTS

There were no special guests present.

MINUTES

The minutes of the June 10, 2023 annual meeting were presented. A motion was made by Scott Huckabee and seconded by Fay Earls to approve the minutes. The motion carried.

PRESIDENT'S REPORT (Gail Miller)

Ms. Miller thanked property owners for their attendance and the Board of Directors for volunteering their time to manage the operations of the Association. She explained the purpose of the Board: to enforce the By-Laws and Deed Restrictions. The purpose of the reserve account and the need to keep it funded was discussed. She thanked the property owners that have been able to attend the monthly meetings and encouraged all to please attend if able.

PUBLIC FORUM

One property owner addressed the Board to send out a call for volunteers when needed around the neighborhood. Ms. Miller responded that it is something we will do in the future if the need arises and is something that volunteers can help with.

Scott Huckabee gave a report on the 980 N. Volunteer Fire Department. He stated there have been additions in resources to the Department and that there are now a total of 22 members including the fund-raising department. He also asked that property owners call 911 for any concerns with smoke or fire, not the POA.

FINANCIAL REVIEW

A financial summary was provided to those in attendance showing beginning and estimated ending balances for all accounts as well as projected allocations through the end of the fiscal year June 30, 2024.

Ms. Miller reviewed the proposed budget for the new fiscal year. It was explained that we keep the budget very trim in order to keep the special assessment as low as possible.

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NEW BUSINESS

Proposed Special Assessment

Members were asked to consider approving a Special Assessment in the amount of \$50 per lot. The purpose of the Special Assessment is to supplement the base maintenance fee and provide adequate funding for basic operations of the Association. Ms. Miller explained the necessity of a special assessment to provide for things such as lighting, mowing, basic operations, and legal fees, all of which increase each year.

Fire Fund

Ms. Miller presented the 980 N. Volunteer Fire Department with a check in the amount of \$6,922.73 that was collected on behalf of the Department from property owners through the voluntary fire fund from 6/1/23 through 5/31/24. Fire Chief, Scott Huckabee thanked the residents for their support. Ms. Miller explained the voluntary fire fund remains at \$13 per lot with a cap of \$39 for property owners who own more than three (3) lots.

Election of New Directors for 2023-24

Declared nominees were introduced and members present were instructed to cast their ballots.

VOTING RESULTS AND INTRODUCTION OF NEW DIRECTORS FOR 2024-25:

The following election results were presented:

Special Assessment of \$50 per lot: FOR 49 / AGAINST 20

Fire Fund \$13 per lot (up to 3 lots): FOR 49 / AGAINST 7

Five (5) Board Members (Directors) were elected as follows:

Marcy Metz, Kelly Scott, Steve Null, Mike Newell, and Tommy Green. These Directors will serve a 2-year term each.

With no further business, the meeting was adjourned at 11:57 A.M.

Respectfully submitted,

Petie Grant, Secretary