

Hickory Lake Estates Owners Association, Inc.

**Board of Directors Meeting
Bloomingdale Library
Wednesday, May 24, 2017 - 6:30PM**

MINUTES

The Meeting of the Board of Directors of Hickory Lake Estates Owners Association, Inc. was called to order on May 24, 2017 at 6:36 pm. The meeting was located at the Bloomingdale Public Library.

FIRST ORDER OF BUSINESS CALL TO ORDER/ ROLL CALL/ QUORUM

Present were Board of Directors Timothy Miller, Don Juceam, Chris Rutledge, Diane Ward, and Vaden Webb. Also present was Nancy Brooking and Andrea Maghella of Terra Management Services, LLC. as well as Melissa Knight, Esq. of Attorney Bush Ross.

A quorum was established.

SECOND ORDER OF BUSINESS BOARD ADMINISTRATION

Officer Appointment –

- Board President Timothy Miller speaks regarding complaints received from the community regarding Director Vaden Webb's behavior. President Miller noted that the Board should communicate issues in the community to homeowners as a Board and not as individuals.
 - Vice President Vaden Webb requests to see evidence of specifics regarding the complaints.
 - Melissa Knight from the Associations attorney Bush Ross noted that per the declarations for the community, the Board has the discretion to change Board positions and they are not required to provide cause for such action.

On Motion duly made by Don Juceam and seconded by Chris Rutledge, the Board moved to remove Vaden Webb as Vice President. The motion was approved by a vote of 4 in favor with 1 opposing vote by Vaden Webb.

THIRD ORDER OF BUSINESS APPROVAL OF APRIL 5, 2017 MEETING MINUTES

The Board of Directors waived a formal reading of the minutes from the February 1, 2017 meeting.

On Motion duly made by Vaden Webb and seconded by Don Juceam, the Board moved to accept the minutes with the revision that Don Juceam was not present at the meeting.

FOURTH ORDER OF BUSINESS MANAGEMENT REPORT

RESALE & WELCOME:

There have been six (6) ownership transfers reported since 1.1.17. The resale report was attached.

FINANCIAL:

The April 2017 Financial Report was e-mailed to the board. Balance sheet and Income and Expense Statements were attached. There were no immediate questions.

LEGAL / COLLECTIONS:

The Current Aged Balance Report was attached.

ACC/COMPLIANCE:

Current violation report was attached.

GROUNDS MAINTENANCE:

The Board approved the removal of the trees in the common area behind 207 Rosana Drive.

FIFTH ORDER OF BUSINESS
COMMITTEE REPORTS

ACC COMMITTEE:

Discussion regarding the pond and checking dissolved oxygen levels in the water. Board would like to move forward with obtaining options.

SIXTH ORDER OF BUSINESS
UNFINISHED BUSINESS

Yellowstone Landscape – Approval for additional annuals

On Motion duly made by Timothy Miller and seconded by Diane Ward, the Board moved to accept the proposal and installation of flowers by Yellowstone Landscape.

Annual Membership meeting date –

- Board discussed possible dates and agreed on September 6, 2017.

SEVENTH ORDER OF BUSINESS
MEMBER COMMENTS

- Homeowner notes that the trees from other properties are encroaching his home at 2530 Bellwood.
- Homeowner noted that many of the sidewalks in the community are lifting.
- Homeowner noted that speeding is an issue in the community.
- Homeowner noted that there are dogs barking at all hours. Request that they provide address of offender.
- The empty lot on Bellwood was discussed. The area is not being maintained regularly Terra will contact landscaper.
- County Grant for block party was discussed.

EIGHTH ORDER OF BUSINESS
ADJOURNMENT

There being no further business to discuss, the meeting was motioned and seconded to adjourn at 7:47P.M.

Approved:

By: _____

Title: _____

Date: _____

Hickory Lake Estates Owners Assoc., Inc.