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PRESIDENTIAL REVIEW 12/16/23

September 20th

Lisa Glass nominated people for the Board of Directors (BOD) and Architectural Controls Committee (ACC) [Tim Bennett (P), Jason Newton (VP), Pam Bennett (T), Donna Melvin (S), Calvin Zippler (D), Tim Bey (ACC), & Francis Hare (ACC)]. The nominated people replied to HOA gmail accepting nomination. Jan and Ken Roberts volunteered to run for President and Vice President, respectfully. Tom Harten, Nancy Martin, and Maddy Pedley volunteered to run for ACC again. Annual Members meeting was held on Saturday 09/30/23. First time since beginning of HOA the quorum was meeting with over 51% of the lots showing up. See Annual Members minutes for details of agenda and what was discussed.

Mike Merhoff volunteered to lead the effort to repair the pool parking lot - Tom Harten, Jeremiah Otterbein, Phil Young, David Hughes, and Nicole Drey were part of the team.

October

Pool was closed for the season on Sunday 10/15/23. All items, minus the large tables, were put into the bathrooms. Large tables were kept out incase someone wanted to use Pavilion during the off season.

- * Special HOA meeting was held on Saturday 10/21/23 for the BOD and ACC Elections. Ballots were mailed with the option of mailing back or coming to meeting to vote. The mailed in Ballots had proxy information to meet By-Laws. Lisa Glass had 28 Proxies; however, two (2) were invalid. One was for 148 Antietam (lot owned by Don Shaffer) which does not pay an assessment and therefore by the Covenants, Section IV, does not get a vote. The other was for 121 Sessions which already gave Tom Harten proxy for one year. Because 121 Sessions did not notify the BOD of the proxy change, Tom Harten's proxy was used. A new BOD was voted in for 2024:

President - Tim Bennett
Vice President - Jason Newton
Treasurer - Pam Bennett
Secretary - Donna Melvin
Director - Calvin Zippler

The ACC was also voted in:

Tom Harten
Maddy Pedley
Nancy Martin

- * At the special meeting, it was explained to the residents that the ACC and BOD are two separate entities. Though the Covenants require a minimum of three members on the ACC, it was up to those three primary winners to decide if any other members who ran would be on the ACC as well or as backups. The ACC will let the BOD know their decision and who will chair the ACC. The BOD has zero authority to interfere with the ACC. The ACC, which is governed by the Covenants, technically outranks the BOD. The ACC has the right to stop the BOD if the BOD tries to violate the Covenants.

Tom Harten installed a mailbox down at the pool (313 Sessions). This will help first responders find the pool if there is an emergency. He also shut off the water for the winter.