

**CHERRY HILLS SUBDIVISION  
PROPERTY OWNERS ASSOCIATION, INC.  
MEETING MINUTES – January 10, 2012**

President greeted membership and established a quorum.

The October 16, 2011 meeting minutes were read by Paula Green. Motion was made by Asa Ferguson to accept the minutes; Motion 2<sup>nd</sup> by Gerry Link. Vote taken and motion passed – Minutes accepted.

Treasurer's report was read by Cristy Meadows. Questions were raised as to whether the mowing contract with Gabris Mowing had been executed. Brad Perryman explained that Mr. Gabris had not yet decided if he was going to continue mowing this year, and said the new Board can solicit new bids. Gerry Link then recommended that the new Board advise the mower that there are rocks in the basins, and that, while he has attempted to pick-up the rocks in the past, his health prohibits him from doing so this year. Discussion was had regarding the proposed budget, specifically the amount set aside for repair to the water retention basin. It was recommended and agreed to revise the budget to provide \$8400 for water retention basin repair, as that is the latest bid we have for said work. Larry Mays moved to accept the Treasurer's Report, with the amended budget. Motion 2<sup>nd</sup> by Gerry Link. Vote taken and motion passed – Treasurer's Report with amended budget accepted.

Cristy Meadows announced that the Board cannot spend more than \$250 on any item without a Membership vote approving such and expenditure.

Discussion was had regarding two members with unpaid dues and it was noted that these are the same members who did not pay the previous year. Collection efforts were discussed.

Brad Perryman then presented the President's report. He noted that the Board had previously agreed to deposit the Special Assessment funds into a separate bank account. This is something the new Board will have to do.

New business was discussed. First, the Spring Garage Sale was discussed. The proposed dates for the Garage Sale are August 27 and 28. Brad Perryman announced that a member had previously requested inclusion of a Fall Garage Sale. This was discussed. Benny Coble recommended that the Association utilize Craigslist for advertising in the future.

Benny Coble raised a question as to why the Board only has one bid to repair the water retention basin. President Brad Perryman explained that he received three referrals of contractors for the work. One did not respond to inquiries, and one did not show up at

either of the two meetings with Brad Perryman to obtain the bid. The only contractor who submitted a bid was Troy McShane. Brad Perryman further explained that we are not under any obligation to accept Mr. McShane's bid, and that the project will likely have to be rebid.

Brad Perryman noted that he had received an e-mail from a member who requested the flower pots at the main entrance to the subdivision be removed. Discussion was held, and Mr. Perryman noted that Gerry Link had been tending to the landscaping at the front entrance. Everyone thanked Mr. Link for his hard work, and agreed to keep the pots.

Brad Perryman noted that the terms for Board Members Brad Perryman, Paula Green and Cristy Meadows had expired. Neither Mr. Perryman nor Paula Green are eligible for re-election, as our By-Laws do not allow for consecutive terms. Cristy Meadows is eligible for re-election, as she was appointed to fill an empty seat.

Brad Perryman called for nominations to fill the three Board seats. Paula Green nominated Patti Stoner and Cristy Meadows. Gerry Link indicated that he would be willing to serve, so long as his health condition allowed him to do so. Mr. Link then nominated himself. Larry Mays then moved to close nominations. Motion 2<sup>nd</sup> by Keith Christy. Vote taken and motion passed – Nominations closed.

The nominees then left the meeting, and verbal vote was taken, results as follows:

Cristy Meadows – 100% in favor;

Patti Stoner – 100% in favor;

Gerry Link – 100% in favor.

The nominees were returned to the meeting and advised of the results of the vote. President Brad Perryman then thanked the 2012 Board for agreeing to serve.

Patti Stoner announced a thank you to Michael Wherenberg for all of his assistance with the website. She also thanked the 2011 Board for its service, and reminded the membership to assist the 2012 Board whenever possible.

There being no new business, Jim Collison moved to adjourn. Motion 2<sup>nd</sup> by Keith Christy. Vote taken and motion passed – Meeting adjourned.