

**White Oak Springs Homeowners Association
2020 Annual Meeting of the Members
October 18, 2020**

Pursuant to the Bylaws of the White Oak Springs Homeowners Association, Inc., a Meeting was held on Sunday, October 18, 2020, as a virtual meeting over zoom due to Covid-19. Quorum was established, Board President, Marie Godard, called the meeting to order at 9:15am.

1) Quorum/Call to Order

Quorum was established by proxy and attendance. Board President, Jay Hooper, called the meeting to order at 7:07pm.

Board of Directors Present:

Jay Hooper	President	Rick Scanlin	Director
Marie Godard	Treasurer		

Directors Absent:

Natasha Fuller	Secretary	Angela King	Vice-President
----------------	-----------	-------------	----------------

Community Member(s) Present:

Samuel (Eugene) Watkins	Sarah Ware
-------------------------	------------

Community Manager:

No one present from Action Property Management

2) Minutes

Board review annual meeting minutes from 11.07.2019 and approved by Marie Godard, President.

3) Nominations and Elections of Directors

Due to Covid-10, the annual community meeting was cancelled, and the elections were held virtually or by Mail. Action Property Management mailed out the nomination ballots in early September, and 9.25.2020 mailed of the absentee proxy letters along with the annual financial packet to homeowners.

The following Nominees, along with any submitted speech, were available online for open voting between 10.8.2020 – 10.15.2020; and on 10.15.2020, APM tallied the votes below;

- Eugene Watkins 1st place
- Sarah Ware 2nd place
- Erika Valdez 3rd place
- Erin Forsythe 4th place

4) Financial Report

Board Treasurer, Jay Hooper provided a brief breakdown of the financial report on 2020 finances and bank balances as shown in the September financials, as well as a review of 2020 assessment collections and delinquent accounts. Assessment collections are at an all-time high of 98.6%, with 17 delinquent accounts, 1 account with trash pickup suspended, 1 on a payment plan, 1 in legal, 5 overpayment, 3 under watch, and 12 deed restriction violation letters sent in September. A meeting was held with APM, 2 board meetings and legal regarding the 2 watch accounts and next steps.

5) Other Business

A quick review of old and new business was reviewed;

- Jay Hooper provided a camera update; materials on order & should be installed by end of year. An agreement will be drafted and signed by the homeowner at the end of Gentry Rd entrance.
- Marie Godard provided update on doggie dispensers which will not be pursued by MUD248.
- The board approved the mailing of the 2021 assessments to homeowners in November 2020, with no increase to the annual rates.
- Board Director Rick Scanlin turned in his resignation from the board.

6) Open Forum

- No open forum as no Community members in attendance.

7) Election Results

As per virtual voting of the members, Sarah Ware and Samuel Eugene Watkins were elected to the Board of Directors.

8) Executive Meeting

Following the members meeting, the board members voted for the positions of the board. Results are:

- Sarah Ware, President
- Eugene Watkins, Vice President
- Marie Godard, Treasurer
- Jay Hooper, Secretary
- Appointment to be filled, Director

9) Adjournment of Executive Meeting

- First Board Meeting has been scheduled for Sunday, November 15, 2020.

With no further business to be brought before the board members the meeting was adjourned at 9:41am.



Approved: Board Member
White Oak Springs HOA