

Legacy Grove Homeowners Association

Meeting Minutes

June 23, 2009

Opening:

The quarterly meeting of the Legacy Grove Homeowners Association was called to order at 7:00pm on June 23, 2009 in Athens, Al by Gray Winn.

Present:

Gray Winn, Darrell Sides, John Martin and HOA Committee chairs (or designees)

A. Approval of Agenda

There was no agenda for this meeting

B. Approval of Minutes

There were no minutes from the prior meeting.

C. Open Issues

Discussed the recent vote on 6 items proposed for changes to the Legacy Grove Covenants. Per the existing covenants, 51% of the home owners must vote yes for a change to be enacted. Based on this criterion, items #2 and #6 passed. Discussed the difference between changes or additions to rules (requires a quorum of home owners which is a minimum of 25% of the owners, one vote per household, and then a majority in favor of a change) versus covenants (a change or addition requires a 51% of existing homeowners positive vote and eventual recorded signature of those voting).

Ensuing discussions occurred regarding the method of introduction, discussion and voting on covenant changes. Gray reminded all present that Legacy Grove follow the Robert's Rules of Order for a meeting (<http://www.robertsrules.com/>). At which point we moved to new business and the ensuing motions in a governed manner.

D. New Business

Motions were made for the following:

Prior to any HOA meeting, an agenda will be sent to the HOA homeowners no less than 30 days before the meeting which will include, as a minimum, any proposed changes to the HOA covenants. Additionally, minutes will be taken for each HOA meeting. These minutes will be distributed to homeowners no later than 14 calendar days after the meeting.

Made by Doug McCallum 2nd John Anthony Motion Carried

All votes made for the last covenant rules change should be nullified until discussed at the next HOA meeting with community at large.

Made by David Day 2nd David Darby Motion Carried

Before voting on revised Covenants and Rules; they should be reviewed by legal counsel.

Made by Miklas Kupay 2nd David Day Motion Carried

Change “Covenants and Rules” from prior motion to include only Covenants

Made by Frank Baumgardner 2nd Doug McCallum Motion Carried

The communication committee is to define the process for voting and will present it to the Homeowners for discussion

E. Agenda for Next Meeting

It was discussed that an agenda be developed for each meeting and made available to all homeowners by placing it on the website and in an information box at the front of the clubhouse at least 30 days prior to the next meeting.

F. Committee Reports

Covenant –

Copies of the permission form for lake use are available from Margot Thigpen. Reiterated, that only those who have signed the form (and received a badge) are eligible to use the lakes.

Grounds Committee –

116 trees have been planted in front of fence on Mooresville Road. They have been purchased from \$1025 donated from homeowners. Thanks to everyone who donated. More planting will be done in the next two years.

A rain sensor to limit sprinkler use during rainy periods will be installed by David Day.

Darren Jones will be managing the sprinkler system.

If you see a weed in the common areas while you are walking thru please stop by and pull it up. (Thanks to those who continue to pick up trash and weed the common grounds)

Communications Committee –

The next newsletter will be published in July. This committee will publish meeting minutes separately from the news letter (Gray Winn will attempt to adapt the website to allow posting of the minutes). This committee has no budget and would like to communicate via E-mail or (perhaps) an information box at the club house to reduce out of pocket expenses.

Pool and Clubhouse Committee-

Rules for the Pool and Clubhouse were recently mailed to homeowners. Please take the time to read them.

Remember: The gate for the pool will not lock automatically. Make sure to lock it as this is a safety issue.

Do not play on the ropes in the pool. If you see someone playing on them please mention to them to stop.

No one should be inside the pool's fenced area after 9 PM.

The intent of the clothing rule is to prohibit street clothes from being worn in the water.

When street clothes are worn in the pool, the dyes from them break down the filter.

Please - no disposable diapers in the pool as they tend to break down and clog the filter.

New residents should see Kelly Hartley for a key to the gate and/or restroom.

Social Committee

If you would like to volunteer we would love to have you. Please notify someone from that committee. Also, this committee has no budget. Donations of food or money for future events are welcome and appreciated.

From the Board of Directors

If you have something to be dumped; before placing it in the dumpster located at new construction sites; please be courteous and ask John Martin either by phone or email first for permission. If you see anyone dumping please inform John.

Dumping in the dumpster; or anywhere on Legacy Grove property; needs permission by the Board of Directors.

The tennis courts striping and net will be up soon. The tennis courts will be locked. Rules and Regulations for the tennis court will be completed shortly.

Adjournment:

Meeting was adjourned at 9:00 by Frank Baumgardner and 2nd by Jeremy. The next general meeting will be at 7:00 on July 23, 2009 in the Legacy Grove Clubhouse.

Minutes submitted by:

Kathy Baumgardner