

Legacy Grove Homeowners Association

Meeting Minutes

April 19, 2010

- I.** A meeting of the Legacy Grove Homeowners Association was called to order at 7:05pm by: Board Member, Gray Winn
- II.** Present: John Martin X , Darren Sides X , Gray Winn X , and HOA Committee chairs (or designees) Christy Montoya- Communications, John Dunham- Finance, None Present- Covenants, Jeremy Kiefer- Grounds, Kelly Hartley- Social and John Anthony- Pool & Clubhouse
- III.** Quorum Met: Yes (established by sign-in sheets) 24 Homes Represented 3 Board Members for a total of 27.
- IV.** **Approval of Minutes- Christy Montoya provided to the Board of Directors a verbal reporting of minutes from the January Meeting as well as the number of Homes represented from the meeting to establish whether or not quorum was met to approve those minutes.**

IV. Reports

a. Developer Report- presented by Darren Sides

Phase 3 has started with 1 home complete and 22 planned to build. Phase 2 has been set aside at this time because that Phase is very large. Phase 4 is planned to have 20 homes. Phase 1 is completed and has 1 home available for Sale. Currently we have 74 homes occupied and 6 pending sales. Home sales have been steady.

b. Financial (Budget Report)- presented by John Dunham

In April 2010, a full report was available via the HOA website, www.legacygrove.com with an overview presented by John Dunham. All Homeowner Dues are due by January 10th of each calendar year or they are considered Past Due whether or not a homeowner was notified by mail or not. As it has been reported, Legacy Grove HOA's Expenses for 2009 were below Budget. Committee Chairs and Homeowners will be required to submit an Expense Request that must be approved by the Finance Committee prior to reimbursements. If you do not submit the Request, no reimbursements will be made. At this time, this committee consists of 5 members; John Dunham, Chair, Samantha Jackson, John Anthony, Dan Donohoo and Vickie Palcewicz. Questions heard from Frank Baumgardner concerning the 09 report and answered by John Dunham.

c. Committee Reports

Covenants Committee: No representative for the Committee was present to report.

No reports at this time, but Committee Member, Frank Baumgardner stated there were new issues and concerns that needed to be addressed and that there was a need for this Committee to meet at later date.

Communication Committee: Presented by Christy Montoya

Committee is looking for new members at this time for anyone interested in serving. Committee Chairs met in March to draft and adopt a Charter or

Guidelines for all Committees to conduct business. It has been posted to the website for review.

Grounds Committee: Presented by Jeremy Kiefer

The Grounds Committee had a Work Day on Saturday, April 17, 2010 and did an incredible job cleaning up the common areas of the community. Be looking for an e-mail for another upcoming Work Day to finish up what was accomplished on Saturday and to continue to improve the grounds. Jeremy thanked all the Work Day Volunteers for all of the hard work and help.

Pool and Clubhouse Committee: Presented by John Anthony Jennifer Tharpe

The pool pump went out, but the pool is still scheduled to open May 23, 2010 as planned provided the chemical levels are where they are required to be to open for the 2010 swim season. All homeowners will receive the gate code via e-mail from the Communications Committee. Please note that there is a process for renting the clubhouse and obtaining the keys from the Committee Chairs prior to your event. This is to avoid overlapping events, meetings or the like. Rentals are for 4 hours at \$40. The Committee needs 15-20 volunteers to help clean the pool and the clubhouse for the upcoming swim season; otherwise we will have to hire a contractor to do it. The cost for the service is approximately \$450- \$600/month which is NOT in the budget. To volunteer, please contact Jennifer Tharpe at jegaltharpe@hotmail.com

Social Committee: Presented By Kelly Hartley

Upcoming event dates:

Pool Opening Party- May 23, 2010 at 2pm. Sign up for items needed for the party with Kelly Hartley at kellyau98@yahoo.com

Ladies Night- June 2010- Wine & Cheese, BYOW (Bring your own wine!)

July 3, 2010 at the Pool- Popsicles by the Pool

August 20, 2010- Ladies Night

Suggestions for other Social events are requested. The Committee would like to hear your ideas about what you might like to do. Men, would you like to have a Men's Night? We need new ideas!

Finance Committee: Presented by John Dunham

Dues are \$240 per year and due by January 10th of each year. They are to be paid to the address given in your annual reminder letter as well as the website; www.legacygrove.com. Your Annual Dues are due regardless of receipt of your Annual Reminder Letter by the January 10 deadline. If received after the January 10th deadline, it is considered delinquent. Dues are typically pro-rated and collected at the time of New Home Sale Closings. Resale Home Closings are still having issues in collecting the Dues at the time of closing. Things are being discussed on how to better improve this process but can not be controlled by the HOA.

V. Old Business

Committee Guidelines have been posted to the web. There are no other unfinished items to discuss.

VI. New Business

John Dunham made a motion to add 2 new homeowners to the Board of Directors to serve as Homeowner Liaisons with voting privileges and was seconded by Christy Montoya. Discussion ensued; Motion never went to a vote because an Amendment was made to this Motion by Jeremy Kiefer that the Covenants Committee have the opportunity to read through the Bylaws to present recommendations to the HOA as to who, what, where, when and how we can change the current Bylaws, if necessary, to add 2 New HOA Members to the Board of Directors with full voting privileges should be done. Amended Motion was seconded by Frank Baumgardner. Amended motion passes with only 1 Nay.

Frank Baumgardner made a Motion to appoint Jeremy Kiefer as an HOA Security Liaison to dissuade mischief and trespassing throughout the neighborhood. Motion was seconded by John Anthony. Discussion ensued by HOA members. Motion passed with only 3 Nays.

Announcements:

Sex Offender is living somewhere by the Newby/Mooresville Road intersection. Information will be posted on the HOA website. To check your zip code online for registered sex offenders in that area go to www.familywatchdog.com

The mischief continues with ringing doorbells and running away late at night, eggs in mailboxes, eggs hitting cars. Control your children/teens; know where they are and what they are doing. Property is being ruined.

Heavy contractor trucks and equipment are ruining the medians in the HOA.

Grayson & Sons truck is speeding through the neighborhood.

Developers have a long term plan to add an entrance at Newby Road.

VI. Adjournment:

Meeting was adjourned at 8:15pm by Gray Winn

Minutes submitted by: __Christy Montoya____.