

**KIRBYWOODS PROPERTY OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
January 19, 2015
1200 Pinewood Lane, 7:05 P.M.**

MINUTES OF THE REGULAR SESSION AGENDA

January 19, 2015 Monthly Regular Meeting Minutes

Present: Mickie Dion, Rob Sladek, Jon Hall, Glenn Pogue, Mark Sheridan, Kurt Karlman

Absent: Dave Stoops

The meeting was called to order by Jon Hall at 7:08 after a quorum was established.

Agenda:

- HCMS representative was not available for the meeting. Debbie Hassell will be our contact or transition representative until Paula McDonald is replaced. There is a need to follow up with Ms. Hassell with the action plan/list from the Board.
- The minutes from the last meeting were approved. Questions about the water bill are still unanswered and something to add to the action list for HCMS.
- The financial report – Mark Sheridan was unable to update the Board at this time because the financials were not sent by HCMS prior to the meeting. Discussion followed regarding Board members having website rights to see the information. Mark will send the financial report as soon as he gets the information.
- Landscaping/irrigation issues will be revisited when the system is turned back on.
- Christmas decorations – To properly store the decorations in the club house attic, planks need to be added. The pull down stairs need adjusting. Discussion regarding the south side of the entrance electricity problems led to another action list for HCMS to check when it had been repaired.
- Pocket guide – Jon Hall spoke with HCMS about the guide not being mailed with the HOA fees bill.
- Website- There has been no movement on this issues. Ms. McDonald should have sent minutes to Rob to post on the website.
- Resolution – This topic has been tabled until the Board can see examples of a resale certificate and hear more details about this issue.
- Monthly report – No report from HCMS
- Annual meeting will be February 16th.

Covenant states we need a thirty day notice for the meeting
HCMS needs to send notice and proxy
HCMS needs to send the Board the packet
Names of people to volunteer to serve on the Board (need 3)

Reserve Court House
Need minutes from 2014 meeting – HCMS

- Board of Directors – Kurt Karlman suggested that the roles/responsibilities of the members be discussed and updated.
- A motion was made by Rob Sladek and seconded by Mark Sheridan to adjourn the regular meeting at 8:15.

Respectively submitted,

Mickie Dion

Signed:  _____ Date: _____
Jonathan Hall, President

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