

Shadow Ridge Annual Meeting Minutes

October 14, 2014

Clearwater Creek Elementary School

President Letha Williams called the meeting to order at 7:00PM.

Letha reported that notice of annual meeting was mailed to all homes, and the entrance sign announcing the meeting was in place at least 10 days in advance.

Letha mentioned that a study was conducted to see if a crossing guard could be placed at the crosswalk on Hedge Street; the results showed there were not enough children using it to justify the placement.

She also noted the neighborhood BBQ that had been recently held drew about 60 people, which made it one of the most attended events in recent memory.

Preston Crumbaker presented the treasurer's report. 2014 revenue is \$7,820, expenses are \$8,133, leaving a shortfall of \$313. There are 4 houses that have not paid dues; if they did, there would be an additional \$340 in the coffers. Biggest expense items are maintenance of frontage property (\$5145) and Director's insurance (\$2284).

The topic of a dues increase came up, but was tabled for later discussion as the situation is not urgent. There should be more income (from new houses being built) and possible reduction to insurance cost (Letha shopping that) and possible reductions of lawn fertilizations to save costs.

Secretary Gerald Okins reported 101 homes now in the association. Roster of home owners is being updated; public roster will be available on the web site soon.

Ron Vochatzer reported Christmas decorations are up on the entrance sign.

Under Covenants and Restrictions, Letha reported that house colors ARE subject to board approval, as are fencing materials.

Un-mowed lots should be reported to the city, as they will enforce.

The group discussed the on-going water pipeline installation that is bringing construction equipment (and noise) to the west and north edges of the subdivision.

Election of Offices was then held, with the following results:

Preston Crumbaker was nominated and elected to be HOA President. Brooks Schwarz will stay Vice President of Covenants and Restrictions. Kelly Tabor is the new VP of Communications, Michelle Harris will be VP Social Events, Letha Williams will be the Treasurer, and Secretary will remain Gerald Okins. Hospitality Committee is Anna Brown and Jan Ross. Neighborhood Watch Chairman will be Mike Marshall, and Joe Tabor signed on for Landscaping committee.

Meeting was adjourned at 8:00.