

MINUTES

Potter's Mill Homeowners' Association
Annual Meeting
September 20, 2015
Madison County Library

- I. President Randy Gloyd introduced the current Board Members in attendance.

Board Members:

Randy Gloyd - President
Twana Lee - Vice President
Willia Allen – Secretary
JoAnn Frazier – Architectural Committee

- II. Randy called for a reading of the October 19, 2014, minutes by Homeowners. Stephen Burks motion to accept minutes as read, Jan May 2nd motion, motion carried.

- III. Committee Reports:

A. Treasurer's Report – Randy presented last year's (2014-2015) budget and expenditures before the homeowners. The proposed 2015-2016 budget was presented to the Homeowners. There were no question or comments. Since there were not enough Homeowners present for a quorum a motion to table acceptance of the budget was made. It will be put on the Agenda for the October 11, 2015 meeting for vote. Motion carried.

B. Dues Committee Report – Randy discussed the decision to use a Collection Agency to collect dues from the homeowners that were consistently late. We only have 1 but they are two years late. If a homeowner has not paid their dues by October 20, a letter will be sent out asking for payment of the dues plus the late charges. They will have 10 days to comply with, if not the account will be turned over to the Collection Agency. The Board will no longer send out 3 or 4 letters to Homeowners who are late. We will turn them over to the Collection Agency for collection.

C. Architectural Committee Report – Twana read the report from the handout and explained what the Committee does, the on-going concerns of Lawn Maintenance, our accomplishments, and our plans for 2015-2016.

1. Lawn letters were mailed to Homeowners who were in violation of the Covenants & By-Laws concerning their lawn care, flower beds & other infractions. Twana discussed the offenses and the procedures the Architectural Committee will following to assess fines for offenses that were not corrected at the allotted time.

2. Randy discussed the procedures for selecting the new Lawn Contractor. The attached slide was missing from the presentation. The contract was awarded to Alabama Lawn Masters, INC.

a. Robin asked "If the new contract was for 3 years. Randy explained that it was and the price for the services would stay the same.

b. Bob asked "if Alabama Lawn Masters had any beautification awards to their credit", Randy responded "140+ awards".

c. Potter's Mill Subdivision received Huntsville Beautification Award for 2015 with a score of 99.

IV. Audit – Twana explained the chart and the results of the Audits.

V. Website Committee Report – Randy read the handout and pointed out that Next Door had been added to our website as a new way for our community to communicate with each other.

VI. Concerns by Homeowners:

- Robin “Speeding in the neighborhood”
- Jan May asked about adding another color to the doors. All homeowners in attendance disapproved.
- Calling the city about the drainage area behind 100 – 101 Artesian. Contact Stephen Burks for more information on the problem.
- George Reynolds stated that a lot of water, numerous patches of water that erode sealing underneath the streets.
- Linda Claxton concerned about the number of cars parking at 135 Artesian. Thinks that they are working on cars. Randy stated “according to homeowner only two people should be living there”. Owner is overseas. Randy is talking the Enforcement Officer about this situation.
- JoAnn made a motion that we talk to an attorney about getting those cars removed. Stephen Burks 2nd, motion carried.
- Amanda Worlow asked “how do we communicate with new people in the neighborhood”? The Board will try and come up with a solution to this. This probably would require one person just to handle this because of the high turnover in the neighborhood.
- Sidewalk needs repairing.

VII. Nomination of Board Members – Randy explained the need for new board members. There are some of the same people on the board and volunteering to return to the board because homeowners are not stepping up to serve. It was stated that if we don’t get enough participation from the homeowners we will have to turn the association over to an agency.

Denise Book – Self Nomination

Linda Claxton – Self Nomination (unsure)

George Reynolds – Twana Lee nominated – (unsure)

FYI: Randy, Twana and Willia attended the Zoning Commission meeting. Randy reported that the results of the Zoning Commission was NOT to rezone the house on Slaughter Road. The vote was 8-0.

VIII. ATTENDEES:

Brenda James
George Reynolds
Hal Winn
Twana Lee
Janet Cole
Linda Claxton

James Nichols
Doris Nichols
JoAnn Frazier
Bob Ricci
Shirley Whitten
Terri Burdette

Bob & Lou Gathany
Willia Allen
Randy & Martha Gloyd
Amanda & Robin Worlow
Stephen Burks