

TIGER POINT VILLAGE HOMEOWNER'S ASSOCIATION

Board of Directors Meeting

October 26, 2017

Minutes

CALLED TO ORDER:

The meeting was called to order at 5:00 p.m., with President, Allan Coad, presiding.

BOARD MEMBERS IN ATTENDANCE: ALSO ATTENDING:

Wanda Abshire

Kevin Etheridge – Association Manager

Dick Johns

Matthew Peacock

Bob Supinger

APPROVAL OF MINUTES:

Wanda Abshire moved to approve the August 24, 2017 Board of Directors Meeting Minutes. Matt Peacock seconded. Motion passed, unanimously.

FINANCIAL REPORTS:

Kevin Etheridge reviewed the association's Financial Reports for the period ending September 30, 2017.

Year to Date Revenues:	\$65,939.41
Year to Date Expenses:	\$42,991.78
Net-Operating Income:	\$22,947.63

The Balance Sheet reflected the following:

Operating Account:	\$26,962.89
Reserve Account:	\$35,741.68
Natural Disaster / Emergency Fund:	\$30,000.00

Kevin Etheridge reviewed the association's Aged-Receivables Report. There are 17 delinquent owners in the association totaling the outstanding association fees of \$2,952.12. All of the accounts have been turned over to the association's attorney for collection.

ASSOCIATION FEES DUE DATE:

Allan Coad has had discussion with Board Members concerning the deadline in which owners are allowed to pay their association fees. Currently, the association fees are due on January 1 and are considered late after March 31. After discussion, a motion was made and seconded to set a new deadline for payments for January 31, 2018. The motion passed, unanimously. The Board of Directors suggested that the association fees be sent in early to mid-December, indicating that the Board has decided to change the due date to January 31 instead of January 1.

ARCHITECTURAL REPORT:

It was noted that Acorn Construction has installed a sign on a vacant lot and it appears that materials may be beginning to be brought to the property for the foundation. Matt Peacock will check his records to see if the Architectural Request has been made.

LANDSCAPING:

Wanda Abshire suggested that EPM send a letter to Lot 1-1-B, near the main Tiger Point Village entrance. The letter should indicate that the association requests permission from the homeowner to clean up the Scrub Oaks on the east side of the home near the entrance.

Wanda also discussed that she had been contacted by a group which includes ten (10) associations that use the Tiger Point East entrance, asking Tiger Point Village for \$170.00 per year for mowing, edging, and lighting at the East entrance, and along the right of way on Tiger Point Blvd. to the south. After discussion, Matt Peacock moved to assist this group with the maintenance, provided that it did not exceed \$200.00 per year. Bob Supinger seconded. Motion passed, unanimously.

ROADS & DRAINAGE:

Dick Johns indicated that there was activity with crews scoping water and sewer lines along Tibet Dr.

COVENANT VIOLATIONS:

Allan Coad discussed that there are many homeowners in the association which have put up temporary personal type signs advertising business' or some other personal issue. Kevin Etheridge was asked to address these homeowners with a nice letter asking them to remove the signs.

NEXT BOARD MEETING:

The next Board of Directors Meeting will be held November 30, 2017 at 5:00 at the Community Life Center. The association is considering holding meeting every other month during 2018.

ADJOURNMENT:

There being no further business, the meeting adjourned at 6:15 p.m.