

## **SLPOA Board Meeting Minutes January 18, 2012 Approved March 14, 2012**

### **Welcome & Attendance**

Nancy Dixon, Kendall Maynard, Gail Bottoms, Steve Hossfeld, Sherry Davis, Larry Knain, Tracy Nelson, Jack Ashley, Greg Ricker, Greg McCoy and guests, Sylvia Hossfield and Ollie Dixon. 7:02 p.m.

### **Approval of Meeting Minutes**

November 2, 2011 minutes. Motion to approve minutes by Jack Ashley, second by Tracy Nelson. Motion carried.

### **Treasurer's Report** by Gail Bottoms.

- Summary: I sent out the final for 2011. We still have a few with liens and in collections and did not receive full income. Stayed within budget and came in under budget due to rebidding and lowering cost of insurance. We did not have as many repairs as last year. Note: all the following information is 2011 year end.
- Income: \$ 45,420
- Operating and Capital expenses: \$ 36,707.86
- Checking balance: \$ 24,457.97
- Operating Reserve balance: \$ 20,000.00
- Capital Expenditures Reserve Balance: \$ 5,897.59
- Total on deposit: \$ 50,355.56
- Projected Expenses through May.
- Discussion on moving \$ to Capital Expenditures account.
- Motion to move \$ 12,000 into Capital Expenditures Account by Jack Ashley. Second by Steve Hossfeld. Motion carried.
- Motion to approve Treasurers Report by Larry Knain, second by Sherry Davis. Motion carried.

### **Committee Reports**

- Long Range Planning Report by Jack Ashley. Slower process than thought but gaining on it. At this point, Nancy Clubhouse. Kendall – entrance. Pool is 95% complete. Ollie and Jack have done the footwork on Boat Trailer Storage and tomorrow, meeting with ST Wooten to give us information on road repairs and life expectancy. Still have a lot to do. Getting feel for some of the monies we will need. Biggie is probably paving in 5-7 years which may require an assessment. Greg will do his part. Nancy / Jack met with Gary – little road to storage area is not necessarily our land but he would make sure that we have access and have it legally documented. When does extra land convey for use of the boat storage? Nancy will follow up with Gary. Current fenced area should be more than enough space for 10 years. We can almost double it with the land we have now. We have 50 spaces.
- ARB – no report by Ollie Dixon
- Clubhouse Committee by Sylvia Hossfeld. Spent time setting up goals and breaking project into pieces. Sherry and Sylvia have started to get copies of other rules and regulations from other subdivision to review. Researching ways to decrease expenses and increase use and have more owners using the Clubhouse. We will then move on to renting to others. Renting building and our long range goals and improvements.

### **Old Business**

- Website update by Greg. Stanton Landing.org has been redesigned. Need to work out logistics of putting new documents on it. Code will be changed after Annual Meeting.

Request to see the officers and directors and contact #'s for them. Directory of owners for owners only. Gail has a listing where took all the old ones and put in the current ones and will send to Greg for uploading to website where only owners will access directory.

- Calling Committee & Emailing for invoices and letters to cut down on postage. Gail did a test and our Quickbooks needed to be updated to 2012. We can send all the invoices by email. To do that though we need to make sure we have the correct email addresses. We should run a test and get some confirmed. We need to call some to find them. Nancy- there are only 17 or 18 who have not given email addresses. Once we start testing we'll get several that are not correct. Gail set up gmail account just for Stanton Landing. Run a test through gmail account. Then use that to run newsletters and invoices.
- Nominating Committee by Nancy. Terms that will expire and open up for election: Jack Ashley, VP, Gail Bottoms, Treasurer, Sherry Davis and Steve Hossfeld. Gail will stay on as Treasurer. Sherry will stay on board. Steve may be retiring. Jack Ashley will work with Nancy for another year. Nancy will be coming off of board in one year. Nancy requesting volunteers for Nominating Committee. Sherry volunteered and will chair committee. Nancy Dixon, Jack Ashley and Sylvia Hossfeld volunteered.

### New Business

- Nancy discovered today that the heat is not working on the lower level of the Clubhouse. This will need to be fixed and depending on the cost may have to be a Capital Expenditures Expense.
- Set Annual Meeting. Saturday, April 28, 2012 – 10:00 a.m. at the Clubhouse. This will take care of timeframes for mailings.
- Internet Cost: Gail will be formalizing budget projection. Nancy - should we get internet hooked up at Clubhouse and put it in the budget. Not yet until Gail finishes testing from her house before spending \$ for it.
- Budget – Gail has done proposed base on what we spent and what we think may happen. Tracy asks if it can be sent out. Nancy can research if the Board can approve the budget and have an email vote by the Board on the 2012 Budget. Jack – we should go ahead and approve asap. Gail proposed Budget has operating expenses of only 37K which would leave us \$ 8,800 for Capital Expenditures Account this year. Gail will be emailing 2012 Budget.
- Dues discussion on billing cycle. Nancy proposes putting it in the Presidents Letter to change the billing cycle to February 1 and due by March 1 in 2013. General discussion to leave as is for this year.
- Budget discussion on delinquencies that will lower Income in 2012. We already know of 5 delinquencies going into 2012. Discussion on leaving Income as total expected and making notation on 2011 year end statement of Uncollected dues. Gail will consult CPA.
- Request for rental of clubhouse: Date requested June 29, 2012 from the Hutcherson family to hold the rehearsal dinner. BBQ. I plan to meet with Mr. Hutcherson on February 10<sup>th</sup>. Seagate will be using the clubhouse on March 31<sup>st</sup>.

Next Meeting Date: Wednesday, February 15, 2012 @ 7 p.m. at the Clubhouse.

Adjourned: Motion to adjourn by Larry Knain, second by Tracy Nelson. 8:21 p.m.