

MINUTES
GRAND PARK NORTH COMMUNITY ASSOCIATION, INC.
ANNUAL MEETING
January 22, 2020

President Tim Collins called the meeting to order at 2:00 PM on Wednesday, January 22, 2020. Directors, J. T. Collins, Robert Whittington, Lee Chotas, and Dick Levine were present. It was established that a quorum was present and a list of property owners present at the meeting is attached to these minutes. In addition, the Board had 10 Proxies from property owners that are also attached.

The treasurer's report was reviewed with the members. After discussion a motion was made to accept the report together with the Association Budget for 2020. Motion unanimously approved.

There was a motion made and seconded to nominate Dick Levine to the Board of Directors. There was also a motion with a second to nominate David Self to the Board of Directors. There being no more nominations, the members voted to appoint David Self to the Board of Directors.

The residents requested that additional homeowners be added to the BOD so the developer agreed to add Dick Levine as a 5th Board member.

The following are the slate of directors for 2020:

Tim Collins
Lee Chotas
Bob Whittington
Dick Levine
David Self

There was a discussion regarding the sale of Association property in 2017 and why it wasn't included on the Association financial statements. It was explained by Bob Whittington and Lee Chotas that since the transaction went through eminent domain and through the court system, the funds did not go through the Association, but to the homeowners as individuals. The funds were sent directly to the attorney and disbursed by the attorney per the court order. Therefore, it was not part of any Association funds and should not reflect on the Association's financial statements. This was different than the 2015 property sale transaction in that those funds came directly to the Association to be disbursed.

There was discussion by homeowners about lots being seeded to reduce dust. CCW is working on a solution.

A Homeowner requested the tractor be moved away from his house.

The Homeowners requested to have access to financial statements before the annual meeting. The Board agreed to post the financials on the website prior to the Annual Meeting.

David Self will be looking into investment options for the Road and Drainage Reserve Funds to see if we can earn a higher percentage on the funds. He will get back to Tim with a recommendation.

A homeowner inquired about a gated entrance. The Board recommended they find out the legalities from Marion County and bring the information back to the board for consideration.

The next meeting will be held on Wednesday, January 27th, 2021.

There being no further business to come before the Association, a motion was made to adjourn and was unanimously approved by the members present.

Respectfully Submitted,
Dawn Henrich, Acting Secretary