

# Crown Oaks Property Owners Association, Inc.

**MINUTES  
BOARD OF DIRECTORS MEETING  
July 17, 2014  
Montgomery Community Center  
6:30pm**

**Call To Order:**

The meeting was opened at 6:35pm by Aaron Pritchard.

**Establishment of Quorum:**

**Roll Call:**

**Aaron Pritchard – Present  
Mike Kelly – Present  
Delbert Rodgers – Present  
Kevin Hosier - Present  
Stacey Kilgore - Present  
Kenny Ritter - Absent  
Vacant Position  
Vacant Position  
Vacant Position**

**Management: Jennifer Stanley, SPPE  
Eleece Zagone, SPPE**

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**Election of Officers and Directors:**

**President Position**

**Motion:** Mike Kelly made a motion to nominate Aaron Pritchard as President.  
**Second:** Delbert Rodgers seconds the motion.  
**Carried:** The motion was carried.

**Vice President Position**

**Motion:** Delbert Rodgers made a motion to nominate Mike Kelly as Vice President.  
**Second:** Kevin Hosier seconds the motion.  
**Carried:** The motion was carried.

**Treasurer Position**

**Motion:** Aaron Pritchard made a motion to nominate Stacey Kilgore as Treasurer.  
**Second:** Delbert Rodgers seconds the motion.  
**Carried:** The motion was carried.

# Crown Oaks Property Owners Association, Inc.

## Secretary Position

**Motion:** Aaron Pritchard made a motion to nominate Delbert Rodgers as Secretary.  
**Second:** Mike Kelly seconds the motion.  
**Carried:** The motion was carried.

## Directors:

**Motion:** Aaron Pritchard made a motion to nominate both Kevin Hosier and Kenny Ritter as Directors.  
**Second:** Delbert Rodgers seconds the motion.  
**Carried:** The motion was carried.

## COPOA Board of Directors:

**President:** Aaron Pritchard  
**V.P.:** Mike Kelly  
**Treasurer:** Stacey Kilgore  
**Secretary:** Delbert Rodgers  
**Director:** Kevin Hosier  
**Director:** Kenny Ritter

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## December 2013 Board Meeting Minutes:

**Discussion:** Not available from PCMI – Waive

## Financial Reports:

**Discussion:** Not available from PCMI – Waive

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## Old Business:

## Maintenance Report:

**Landscaping:** Front Entrance - Irrigation Timers, Ornamental Tree Leaning, Mowing – Blades too Low, Both Parks - Mowing, Mulch, Fire Ants, Tree Debris

**Repairs:** Front Entrance - Light Caps, Gate Operator Cap, Electric Outlets Sunk

**Crown Oaks Park:** Landscape Timbers, Gates/Fencing, Picnic Tables – Remove Damaged, Light at Dock, Signs, Port-o- Potty, Fence Repair, Cable Lines, Playground Equipment, Swings, Maintenance and Painting

**Majestic Park:** Playground Equipment – Replacement, Gates, Grills, Signs

**Gate Repairs:**

**Road Repairs:** Corner of King George Ct/Victoria’s Way, Street Sign Replacements

# Crown Oaks Property Owners Association, Inc.

## **Change in COPOA Management Company:**

**Discussion:** Friday, May 9<sup>th</sup> Offices of Stanley & Payne Property Executives, LLC – Board Members met to review Management Proposal. SPPE will reduce annual 3% increase to 1.5%. The Board’s May 12<sup>th</sup>, 2014 email vote to hire SPPE was ratified.

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## **New Business:**

**Security Patrol:** The Board discussed hiring Officer Dale Bible to conduct patrols in accordance with the 2014 Budgeted Expense (10 hours a week).

**Motion:** Mike Kelly made a motion to approve hiring Officer Bible.

**Second:** Delbert Rodgers seconds the motion.

**Carried:** The motion was carried.

## **General Membership Meeting:**

**Discussion:** A COPOA General Membership Meeting will be held on Saturday, September 20<sup>th</sup>, 2014 at 2:00pm in Majestic Park. The purpose of the meeting will be to update Owners on upcoming projects and promote the October Annual Membership Meeting – A Quorum must be established to hold elections and fill 6 positions. Annual Meeting Proxies will be available. Possible BBQ Cook-off.

## **Communications:**

**Discussion:** The COPOA Governing Documents and Notices are available at sppellc.com, the Facebook Page is run by an individual Owner, not the POA. The Board is looking into establishing a Resident’s website.

## **Resident’s Forum:**

**Discussion:** Lot consolidation, Restriction Enforcement, Road Repairs.

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**Adjournment:** The Meeting was adjourned at 7:56pm for Executive Session.

**Motion:** Mike Kelly made a motion to adjourn to Executive Session to discuss contract negotiations and Deed Violation Enforcement issues.

**Second:** Delbert Rodgers seconds the motion.

**Carried:** The motion was carried.

## **Reconvene: 8:16pm**

## **Adjournment:**

**Motion:** Delbert Rodgers made a motion to adjourn the Board Meeting at 8:17pm.

**Second:** Kevin Hosier seconds the motion.

**Carried:** The motion was carried.

# Crown Oaks Property Owners Association, Inc.

**Next Meeting:**

Saturday, September 20, 2014 2:00pm

General Membership Meeting

Majestic Park

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Submitted by: Jennifer Stanley, Community Manager

Signed: \_\_\_\_\_ Date: \_\_\_\_\_