

Board of Directors Meeting

Organization Name Trinity Lake Homeowners Association	Type of document Meeting Minutes
Name of document April 11, 2011 Meeting Minutes	Page 1 / 2

Subject : Board of Directors Meeting
Issuer : Connie Slade, Asst. Secretary and Jason N. Scott, Communications Chair
Time : April 11, 2011 – 6:00 p.m.
Location: Trinity Lake Clubhouse
Distribution : Board of Directors
Next meeting : April 25, 2011 7:00 p.m.

Present:

Board of Directors

President – Charles Allen Vice President – TJ Warren Treasurer-Brian Burton
Assistant Secretary-Connie Slade Board Director – Keith Fantroy

Jason Scott, Communications Chair

Ron Small, Reedy Fork Lake Mgmt. (present during item #3)

The Trinity Lake Board of Directors met on April 11, 2011 @ 6:00 p.m. in the clubhouse.

Summary:

Charles Allen, President, called the meeting to order at 6:00 p.m.

1. Minutes were presented from the BOD meeting held on March 14, 2011, minor changes to grammar and item #5 to read, "The President will follow up with the Management Company and the Builder and report in the future." Keith Fantroy made the motion to accept the minutes as written and presented, the motion carried unanimously.
2. Discussion of the barstool seat pads in the clubhouse being worn from use and/or age. Connie Slade made the motion to purchase 4 new pads for the barstools, motion accepted, carried unanimously.
3. Discussion around the lake and the research conducted by Ron Small, Reedy Fork Lake Mgmt. Company. Mr. Small presented pictures of the current valve system, parts being in place since 1933, along the dam of Trinity Lake. He reported that there has been improvements, approved by the BOD, made consistently to the dam area based upon the recommendations of the last state inspection, including vegetation, landscaping, and debris removal enabling the drain valves and dam to be properly inspected and tested. Mr. Small noted that the dam, including the slope, the drain valve, and parts were from the approved standard from the year the structure was originally installed. The BOD discussed further inspection and research around the history of the dam, the drain valves, the state inspections and how to prepare for any future decisions regarding the lake, dam, and continued preparation for the next state inspection. Brian Burton requested that

Board of Directors Meeting

Organization Name	Type of document	
Trinity Lake Homeowners Association	Meeting Minutes	
Name of document		Page
April 11, 2011 Meeting Minutes		2 / 2

Reedy Fork produce a timeline of history and a recommended timeline with any known associated costs to the association based upon those findings, and report back to the BOD. Keith Fantroy motioned that Reedy Fork Lake Mgmt. conduct the research of the lake needs and document the history of the state inspections and report back to the BOD. The motion stipulates that the research will be conducted at the cost of \$55 per hour not to exceed 10 hours without prior approval from the TL BOD. Passed unanimously.

4. Discussion around the proxy presented to the BOD from the nominations committee via the Chair, Brian Burton. The Proxy used for this current election process will have the newly acquired raised seal of the association and may be used for this current election process on May 9, 2011 only. It will not be valid for future voting purposes. Proxies will be submitted to Prestige Management for verification and then counted after verification on the night of election. The BOD unanimously agreed to this process and the sending of the forms submitted from the nominations committee to the community via Prestige Mangement immediately to not delay the elections process. Observation, the annual package mailing including official notification of the annual meeting must be postmarked 15 days prior to the meeting date scheduled for May 9, 2011, 7:00 p.m. at the clubhouse. Thus requiring the annual package to be sent no later than the 25th of April to be in compliance of the by laws of the association.
5. Discussion around the nominations committee submitting to have a candidate forum for homeowners to meet potential candidates interested in seeking a directorship, and ask them questions prior to the election night on May 9, 2011. Some BOD members question if this is creating too many rigourous requirements for potential candidates. TJ Warren motioned not to require a forum for candidates as presented by the nominations committee to participate for the current election to be held on May 9. 2011. The motioned carried by majority.
6. Keith Fantroy motioned for the meeting to adjourn @ 9:16 p.m., motion carried unanimously.