

# **PINE CREEK VILLAGE ASSOCIATION, INC.**

## **ANNUAL MEETING MINUTES**

**NOVEMBER 18, 2015**

### **CALL TO ORDER**

Butch Holmes called the meeting to order at 6:31 p.m. Board members in attendance were Butch Holmes, Sharon Sloan, Cheri Herber, Ken Williamson and Katie Martin. In attendance from MSI, LLC were Candace Pickett and Elaine Anderson. The Pine Creek Village Association attorney, Lauren Holmes, was also present to assist with the voting and tally results.

### **ESTABLISHMENT OF QUORUM**

Quorum requirements were met with 1025 of the required 424 members represented by Voting Delegates and owners present at the meeting.

### **INTRODUCTIONS**

Butch Holmes introduced the Board Members present at the meeting.

### **APPROVAL OF PREVIOUS MINUTES**

A motion was made and seconded from the floor to approve the October 28, 2014 Annual General Meeting minutes as presented. Motion passed.

### **GUEST SPEAKER**

City Councilman Larry Bagley was present to address the Pine Creek Village Association homeowners present at the meeting.

Voting Delegate Ballots were called for at this time.

### **REPORTS**

- Item: President's Report
  - Discussion: Butch Holmes presented the President's Report with items of accomplishment and goals for 2016 mentioned via the slide presentation and answered questions.
- Item: General Manager's Report
  - Discussion: Candace Pickett presented the Management Report via the slide presentation and asked owners to watch for an upcoming "helpful hints" being sent that will cover multiple items both Association and City responsibility with contacts, etc. Questions also

asked by owners were on streetlights at the round-a-bouts on Chapel Hills Drive and speed humps on Promontory Peak Drive.

- Item: Treasurer's Report
  - Discussion: Cheri Herber presented the Treasurer's Report and the 2016 budget review and answered questions.
- Item: Community Connections Committee
  - Discussion: Jim Sim presented updates on the upcoming Christmas Party and 2016 events.
- Item: Modifications Committee
  - Discussion: Tom Baltuskonis presented updates and statistics for the Modifications Committee submittals and answered questions.
- Item: Grounds Committee
  - Discussion: Larry Anderson and Frank McNally presented items of accomplishment this season with grounds improvements spreadsheets, statistics and the goals for 2016. Larry was happy to announce that \$50,000 of surplus from water has been recommended to the Board for transfer from operating into the reserves.

### **NEW BUSINESS**

- Item: There was no new business at this time.
  - Discussion/Summary: Butch Holmes and remaining Board members answered homeowner questions on how dark the Chapel Hills bridge is at night and the possibility of the Grounds spreadsheets/reports being placed on line.

### **RESULTS OF ELECTION**

- Item: Ken Williamson announced the election results for the two elected Board Members.
  - Discussion: Board Members elected were Cheri Herber and Rick Lancaster.
- Item: Ken Williamson announced the results on the 2016 proposed budget.
  - Discussion: The proposed 2016 budget was ratified being there were not 67% in opposition.

### **ADJOURNMENT**

With no further business to discuss, the meeting was adjourned at 8:30 p.m.