

Centennial Valley Country Club  
Property Owner's Association  
**MINUTES for Board Meeting**

<b>DATE:</b>	07-07-2014	<b>TIME:</b>	6:00 p.m.	<b>PLACE:</b>	CVCC
<b>PRESIDENT:</b>	David Smith	<b>SECRETARY:</b>	Brian Odom	<b>TIMEKEEPER:</b>	Brian Odom

<b>MEMBERS:</b>					
"X" In attendance; "A" Absent; "S" Substitute sent; "R" Representative attended; "G" Guest					
<b>A</b>	Sam Glover				
<b>X</b>	Jim Campbell	<b>X</b>	Brian Odom	<b>G</b>	Shane Henry
<b>A</b>	Ted Smith	<b>A</b>	Jim Murphy		
<b>X</b>	Jim Binum	<b>X</b>	Linda Ballard		
<b>X</b>	Luann Deere				
<b>X</b>	David Smith				

<b>Summary of Topics, Decisions/Conclusions and Next Step/Action:</b>				
<b>TOPIC</b>	<b>MAIN POINTS</b>	<b>DECISIONS/CONCLUSION</b>	<b>NEXT STEPS/ACTION</b>	<b>PERSON RESPONSIBLE for FOLLOW UP</b>
Approval of minutes	Meeting began at 6:05pm and the POA Board approved the minutes from the May meeting.	Jim B motion to accept, LuAnn 2nds.	Minutes approved	
Website	Send out again for annual meeting	none	Send out reminder for Annual meeting	Brian
Architecture committee	➤ Vote for Frazier property for covered roof	➤ Davis S motions to approve, Luann 2dns,	All vote yes	
Financials	<p>Review with treasure for previous 3 months financial minutes</p> <p>Jim B to call Jim C on changing last \$10,000 deposit for security to a municipal bond.</p> <p>A vote was conducted and The Kings need to be removed from the aging summary.</p> <p>Luann has brought a new proposed budget and accounts by the accountant</p>	<p><i>All in order</i>, Motion by Brian O to accept, Linda B 2nds</p> <p>This was addressed via email and Jim C reports we (board) need to make our last 10,000 deposit a CD as previous.</p> <p>Jim B motions, David 2nds All vote yes</p> <p>Will be reviewed at a the</p>	<p>All vote yes for approval</p> <p>Jim B</p> <p>Remove Kings from aging summary</p> <p>Review at the annual budget</p>	•

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		annual meeting	proposal.																																					
Violations	<ul style="list-style-type: none"> <li>• 4935 Bayhill cont. violation of trash cans</li> </ul> <p>All are in violation of garbage cans/trailer</p> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%;"><b><u>Bayhill</u></b></td> <td style="width: 50%;"><b><u>Cent. Club</u></b></td> </tr> <tr> <td>4932</td> <td>1815</td> </tr> <tr> <td>4700</td> <td>1930</td> </tr> <tr> <td>4630</td> <td></td> </tr> <tr> <td>4545</td> <td></td> </tr> <tr> <td>4405</td> <td></td> </tr> <tr> <td>4510</td> <td></td> </tr> <tr> <td>4640</td> <td></td> </tr> <tr> <td>4705</td> <td></td> </tr> <tr> <td>4715</td> <td></td> </tr> <tr> <td><b><u>Sawgrass</u></b></td> <td><b><u>Whistling Str.</u></b></td> </tr> <tr> <td>4620</td> <td>5430</td> </tr> <tr> <td>4640</td> <td>5470</td> </tr> <tr> <td>4650 boat</td> <td>5505- trailer</td> </tr> <tr> <td>4665</td> <td></td> </tr> <tr> <td>4535</td> <td></td> </tr> <tr> <td>4525</td> <td></td> </tr> <tr> <td>4515</td> <td></td> </tr> </table>	<b><u>Bayhill</u></b>	<b><u>Cent. Club</u></b>	4932	1815	4700	1930	4630		4545		4405		4510		4640		4705		4715		<b><u>Sawgrass</u></b>	<b><u>Whistling Str.</u></b>	4620	5430	4640	5470	4650 boat	5505- trailer	4665		4535		4525		4515		<ul style="list-style-type: none"> <li>• 4935 Bayhill, need to send a certified letter, all agree</li> </ul>	<ul style="list-style-type: none"> <li>• David S to send a letter</li> </ul>	David
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**Summary of Topics, Decisions/Conclusions and Next Step/Action:**

TOPIC	MAIN POINTS	DECISIONS/CONCLUSION	NEXT STEPS/ACTION	PERSON RESPONSIBLE for FOLLOW UP
	<p><b><u>Burnt pine</u></b>                      <b><u>Plantation cove</u></b>            5125- trailer                      5340            5225                                      5330            5240            5203            5315- boat/gc  <b><u>Lost Canyon</u></b>            5320            5220-4 wheeler            5425            5450-trailer</p>	✓	✓	✓
Landscaping	•	•	•	•
	•	•	•	•
New business	<ul style="list-style-type: none"> <li>• Shane Henry present for meeting, Lives on Lost Canyon dr.</li> <li>• Coordinate meeting at the club for annual meeting.</li> <li>• Policy and procedures</li> </ul>	<ul style="list-style-type: none"> <li>• Shane has brought letter for retainer of legal services for the POA board</li> <li>• Linda B will take charge of annual meeting.</li> <li>• Linda B to draft a revision to the POA bi-laws</li> </ul>	<ul style="list-style-type: none"> <li>• David S will bring to attention for annual meeting.</li> </ul> <p>Linda B to follow up</p> <p>Draft bi-laws</p>	Linda B
Adjournment	<ul style="list-style-type: none"> <li>• Motion to adjourn by David S- , Luanne D-2nds</li> </ul>	<ul style="list-style-type: none"> <li>• Next meeting will be on Monday, August 4th. at 6:30 p.m. CVCC,</li> </ul>	<ul style="list-style-type: none"> <li>• Meeting adjourned.</li> </ul>	

**Parking Lot: Items for future consideration but not for the next meeting**

- Removal of a Board member (**Item currently Tabled**)
- Update terminology and wording in covenants to make clear on several items
- Possible cost for new entrance of the POA property off Tyler, east side.

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**Summary of Topics, Decisions/Conclusions and Next Step/Action:**

TOPIC	MAIN POINTS	DECISIONS/CONCLUSION	NEXT STEPS/ACTION	PERSON RESPONSIBLE for FOLLOW UP

<b>Next Meet DATE:</b>	August 4th, 2014	<b>TIME:</b>	6:30	<b>PLACE:</b>	CVCC
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**Meeting adjourned at 730 p.m.**  
 By: \_\_\_\_\_ Brian H. Odom \_\_\_\_\_ Date: Aug 3rd, 2014