

KENDALL HILLS ANNUAL HOA MEETING

JANUARY 20, 2010

Called to order at 7:05 PM

I. Quorum

- A. Quorum confirmed by David Robbins

II. Elections

- A. Inspectors appointed : Mary Bowman and Rose Grabow, unbiased and impartial
- B. Nominations by Jason Fortunato : Doug Bowman and Eric Mckinney
- C. Ballots Distributed

III. Minutes of preceding meetings

- A. Motion to accept last years annual meeting minutes from January 15,2009. Accepted by William Blackman and Jason Fortunato. No one opposed

IV. Social Committee Report

- A. Joan Jones and Mary Bowman resigning from Social Committee due to other obligations.
- B. Jennifer Fortunato , Kitty Ashby, Sarah Mclamb remaining members
- C. Joe Peck volunteered to assist on the Social Committee.
- D. Several activities were planned and attended by community members this past year. Garage sale In October, Picnic in May, Chili and Rib cook off and Progressive Dinner.

- E. Committee planning for more fun filled activities this year and meeting attendees were invited to join the committee and offer any suggestions of activities they would like to see be done in the community.

V. Architectural Committee Report

- A. There were only a total of 8 submissions to the architectural committee this year with one submission still pending .

VI. Treasurer Report

- A. 2009 proved to be a good year with no major expenses. Budget to stay about the same this year as last. We now have a reserve in the budget this year.
- B. Questions of Community members answered regarding reserves and interest bearing account. David Robbins, stated that at the time there were not enough reserves to place in a interest bearing account, but now that we have reserves, that is now something that can be looked at.
- C. Motion to accept 2010 Budget made by William Blackmon and Mike O'Neill.

VII. Presidents Report

- A. Steve Mack thanked all the volunteers for dedicating there time for the benefit of our Community.
- B. Energy Saving lights were installed at main entrance that are more cost effective and brighter.
- C. Neighbor Willard Mitchell has done a fantastic job on the landscaping of the main entrance and in maintaining common areas. He

will continue to maintain Kendall Hills in 2010.

D. Thank you goes out to William Blackmon for the festive decorations at the main entrance during the holiday season.

E. No vandalisms were reported to the Board this year although one owner reported that the Sheriff asked to use his driveway to watch for vandals as vandalism was reported to them. All to be on the lookout for vandalism and speeders in the neighborhood.

F. Entrance wall had some cracks that needed to be repaired . This year there is limestone buildup on the pillars that will have to be acid washed.

VIII. Election Results: Jason Fortunato 34 votes, Janet Peck 33 votes, Doug Bowman 30 votes, Nick McLamb 26 votes, Eric Mckinney 23 votes, Mario Flores 16 votes after tiebreaker between Mario and Eric ,and Steve Mack 16 votes.

IX. Newly Elected Board Members for 2010 : Jason Fortunato, Janet Peck, Nick Mclamb, Doug Bowman and Eric McKinney.

Meeting Adjourned at 8:25 PM

CHECKLIST FOR WRITING AN OUTLINE

1 Organization

The introduction states the main topic or idea of the outline.

Each paragraph in your paper has a sub-topic.

Each sub-topic describes the main idea for a paragraph.

Supporting information and details for a sub-topic are listed under the sub-topic.

Each piece of supporting information is listed separately.

When supporting information is listed under a sub-topic, there are at least two pieces of information in the list. If there is only one piece of information to support a sub-topic, the information is included in the sub-topic.

The conclusion summarizes the main idea of the outline.

2 Format

For a sentence outline:

Each outline entry is a complete sentence with a period at the end of the sentence.

For a topic outline:

Each outline entry is a phrase with no punctuation at the end of the phrase.

3 Spelling

All words are spelled correctly.

All typing errors are corrected.