

The Courtyards at Jetton
Home Owners Association
Board Turnover Organizational Meeting
Minutes

The organizational meeting for the newly elected Board of Directors of the Home Owners Association, The Courtyards at Jetton, took place on September 6, 2016 at the home of Board member Gary Williams. All newly elected Board members were present at the meeting. Matt Pryor, a representative of Henderson Properties, our property management company, conducted the meeting which was called to order at 10 o'clock am.

Previous membership meeting minutes of 8/31/16 were approved.

Election of officers:

Board member Bill Cooper nominated John Melius for the office of President. There were no further nominations. John was elected by unanimous consent.

Board member John Melius nominated Dennis Brophy for the office of Vice-President. There were no further nominations. Dennis was elected by unanimous consent.

Board member John Melius nominated Gary Williams for the office of Treasurer. There were no further nominations. Gary was elected by unanimous consent.

Board member Dennis Brophy nominated C. W. Dotson for the office of Secretary. There were no further nominations. C. W. was elected by unanimous consent

The Board formed the following committees and appointed chairpersons to those committees:

Architectural Review Committee	Dennis Brophy
Landscape Committee	Bill Cooper
Communications Committee	Gary Williams

Social Director:

John Melius made a motion to appoint Jill Goodwin to the position of Social Director. There was a second to the motion. A voice vote was taken. Motion carried.

Road approval and acceptance by the town of Cornelius:

There was discussion concerning the acceptance of the community roads of The Courtyards at Jetton into the town's highway system. Matt Pryor was instructed to follow up with the application form from Epcon to the town of Cornelius to gain approval.

Finance:

Several questions were directed to Matt Pryor concerning payments made to various vendors and subcontractors. In order for the board to review accounts payable, Matt was directed to wait 30 days after invoices are received before making payments. This excludes utility bills and bills from contracted vendors.

2017 budget deadline was set for October, 2016.

Board Meetings:

The board agreed to meet on the first Tuesday of every month at 10 am. The October 4th, 2016 meeting will be at the home of Dennis Brophy.

A motion was made to adjourn and there was a second. Motion carried and the meeting adjourned at 11:45.