

Poplar Grove HOA
Meeting of the Members
June 20, 2017
Winterville Library (2613 N Railroad Sr, Winterville)

Meeting was called to order and quorum was established with 28 properties present in person or by proxy (25 in person, 3 proxies). Sign-in sheet is stored with official records.

Nominations from the floor for election of the Board of Directors includes the following members:
Mike Godwin Bobby Lambert Bill Lindsey Ann Wiggs

Mike Godwin (26), Bobby Lambert (20), and Ann Wiggs (20) received the highest number of votes and were elected as the Board of Directors. Terms and officers will be determined at the first Board meeting.

Budget for the 2017 fiscal year was ratified. A meeting will be called later in the year for ratification of the budget for 2018 fiscal year after newly elected Board members can review expenses and the need for a dues assessment increase.

General discussion was had, covering the below topics:

Violations – legal documents to be reviewed at Board meeting

Roads/drainage – DOT information to be reviewed by developer (Randolph Enterprises of Pitt County, INC.) and shared with owners as needed

Poplar Grove HOA
Meeting of the Members
December 18, 2017
Sheppard Memorial Library – room A (530 Evans St, Greenville)

Meeting was called to order and quorum was established with 22 properties present in person or by proxy (21 in person, 1 proxy). Sign-in sheet is stored with official records.

Minutes approved from June 20, 2017 meeting were reviewed and approved as submitted.

Budget discussion included:

- Question regarding landscaping contract; Contract was re-bid and current contractor offered best price
- Question regarding infractions and services provided by property management
- Dues increase put to vote: 21 agree and 1 deny; dues for 2018 fiscal year will be \$250.
- Budget was ratified as majority of homeowners did not reject.

General discussion included:

- Question on replacing Bobby Lambert as President; Remaining board members will appoint replacement to fill remainder of term.

- Question regarding fence covenant (around pools); explanation provided concerning board interpretation of covenant specifications.

Adjournment.

Poplar Grove HOA
Annual Meeting Minutes

November 27, 2018

Location: Sheppard Memorial Library, room B

Meeting was called to order and quorum was established with 23 properties represented (17 in person, 6 by proxy).

Minutes from December 18, 2017 annual meeting were reviewed and approved as submitted.

One position was available for election to the Board of Directors for the 2019-2022 term. Gus Roberson was elected to fill the term with 23 votes.

Discussion was had regarding special assessment of \$220.00 per home for adding curbing to the front entrance of the neighborhood. Votes were collected and counted – 15 properties approved the special assessment, 7 properties denied the special assessment, 1 property did submit a vote. In order to pass the special assessment 16 properties represented needed to approve; special assessment did not pass. Budget for 2019 year with no increase and no special assessment was ratified.

General discussion topics included:

- question as to when Grover Hardee will be paved.
- rocks installed at end of roads for turn around points.

Meeting adjourned.

Poplar Grove HOA
Annual Meeting Minutes

November 25, 2019

Location: Sheppard Memorial Library

Meeting was called to order with 20 properties present (16 in person, 4 by proxy).

Minutes from November 27, 2018 annual meeting were reviewed and approved as submitted.

One position was available for election to the Board of Directors for the 2020-2023 term. Ann Wiggs was nominated uncontested and was re-elected.

Discussion was had regarding special assessment of \$220.00 per home regarding adding curbing to the front entrance of the neighborhood. Votes were collected and counted – 18 properties approved the special assessment, 2 properties denied the special assessment. Special assessment was approved; budget for 2020 fiscal year was ratified with CPI increase (\$257.00) and special assessment (\$220.00).

General discussion topics included:

- Concern about boats/trailers being stored on the property. Board members indicated that they do receive a list of all noted violations after each inspection before letters are sent. Letters have not been sent about boats/trailers as Board members believe they were temporally in driveways for cleaning or other maintenance.
- Some lots are having drainage issues with ditches. Per DOT, water in ditch is part of function. Residents and RPM to follow up with DOT representatives about proper maintenance and possibly having corrected. J&J Turf gave Board member a verbal estimate of \$400-\$500 per visit to have ditches clean out.
- Resident reported there's a pile of dirt collected behind the Poplar Grove entrance sign. J&J Turf will be contacted to address.

Meeting adjourned.