

Breezewood II 2017 Annual Meeting
January 24, 2017 6:00 pm

Meeting called to order at 6:04 pm. Sherry Broussard, Dusty Carter, Patrick Everett, Alex Kinney, Randall Jones, Brian Massey and Kristen Savage present from the Board. Amanda Blomefield present from Russell Property Management.

10% of membership needed for Quorum to hold Annual Meeting. Quorum was met with 36 properties represented. 11 homeowners were present and 26 proxies were received.

Sherry Broussard withdrew her nomination from the 2017 Ballot for Board of Directors. Debbie Sutton expressed interested in joining the Board and nominated herself for election. Amanda brought forth Willie Pollard's nomination of himself. Brian Massey made a motion to close nominations and Alex Kinney seconds the motion. All in favor, motion passes.

Elections were held. 2017-2018 Board of Directors:

Dusty Carter: received 28 votes
Patrick Everett: received 35 votes
Randall Jones: received 35 votes
Alex Kinney: received 29 votes
Brian Massey: received 29 votes
Kristen Savage: received 35 votes
Willie Pollard: received 35 votes
Debbie Sutton: received 35 votes

The proposed 2017 budget with no dues increase was discussed. Brian Massey made a motion to approve the budget as presented. Alex Kinney seconds the motion. All in favor, motion passes.

Sherry Broussard and Jack Franks brought forth concerns regarding wood rot. Jack expressed a new area that has not yet been investigated and the Board stated this would be addressed with other recent concerns brought forth by Rocky. Once more information is received from Rocky regarding the wood rot the Board will hold a meeting and decide how to proceed.

Sherry Broussard brought forward concerns with the updated Rules & Regulations specifically regarding "No more than 3 decorative items and/or potted plants are allowed on breezeways, entrance ways, and small open porches or patios, provided they are properly maintained by the homeowner. These items should not cause a trip hazard or become a nuisance. The Board reserves the right to require removal of any item." Sherry made a motion to strike the rules. Dusty Carter Seconds the motion. Other Board members were opposed. A vote was held. The motion did not pass with a vote of 11 to 26. The Board did agree to review the Rules & Regulations at the next meeting and discuss re-wording of some areas.

Landscaping Improvements were briefly discussed. Amanda let the Board and present homeowners know she was told the landscaping is estimated to be complete the end of January.

Sherry Broussard brought forward concern that the Association has not done a yearly audit as stated in the Breezewood II legal documents. Amanda gave an estimate of \$8,000 for the first year and \$5,000 - \$6,000 each year after to have the audit done. Randall Jones spoke and sated the Board does not wish to move forward with an audit at this time.

Meeting Adjourned 7:25