

TUSCANY HOMEOWNERS ASSOCIATION

Recalled Annual Meeting Minutes

Tuesday, May 19, 2015

Located at Siena K-8 Magnet School @ 6:00 PM

Roll Call:

The meeting was brought to order at 6pm by Steven Yearsley on behalf of the Board of Directors. Ann Marie Baird attended on behalf of Brighton Corporation. There were thirty-six (36) homes represented in person, and twenty-seven (27) homes were represented by proxy.

Meeting Minutes:

The 2014 annual meeting minutes were presented. After a brief review, Thomas Sauer motioned to approve the minutes as written, Connie Maus seconded, and the motion passed unanimously.

Reports:

Steven presented the 2014 year end financials and the 2015 Budget. The Association ended the year with a net income of \$83,179.45. A few items were noted: 1) common area improvements was increased to complete landscaping improvements, 2) lighting repairs and maintenance was increased for the consideration of updating the remaining entrances with LED lighting and 3) pool and clubhouse repairs was increased for resurfacing the clubhouse pool. The item that received most discussion was the bank services charges for the capability of taking credit cards. The Board will continue to review this item. After some discussion Ben Hambleton motioned to approve the financials as represented, Connie Maus seconded, and the motion passed unanimously. Steven also reported the findings on the reserve study that was conducted, and noted it is posted on the website for residents to review as well.

Committee Reports & Sign-ups:

Sign-up sheets for the different committees were presented at the front table.

Unfinished Business:

Steven gave an overview of the comments received regarding the 5th pool survey, and a recap of the projects recently completed and to be completed this year. It was noted that all meeting minutes are posted online and the meetings are listed on the calendar.

Election of Board of Directors:

Steven opened the floor to volunteers and nominations. Steven Yearsley, Matt Dyche, Jack McGee, David Gural, and Ben Hambleton were all nominated or volunteered. With no further volunteers or nominations, attendees then voted by written ballot to elect the five Board members for 2015. Their names will be listed in the next newsletter.

New Business:

No new business was brought up.

Adjourn:

With no further business the meeting was adjourned at 7:18pm.