

Grand Valley Lakes Property Owners Association
Board of Directors Meeting
January 9, 2009

Call to order:

Richard Badour called the meeting to order.

Prayer:

Mark Woods led the meeting in prayer.

Members Present:

Richard Badour- President, Mark Woods, Bill Wilson-Secretary, Myra Cox-Treasurer, Phil Hickerson, Bart Creedon, Bob Turner, and Betty Boggan.

Absences:

Gelene Keithley has an unexcused absence.

Quorum:

A Quorum was declared by Bill Wilson.

Reading of the Minutes:

Bill Wilson read the minutes from the December 12, 2008 Board Meeting. Bart Creedon made a motion to accept the minutes as read, Mark Woods seconded. Motion carried.

Treasurer's Report:

Myra Cox read the Treasurers' Report. Mark Woods made a motion to accept the Treasurer's report as read. Bart Creedon seconded. Motion carried.

Manager's Report:

Herb Chambers read the managers report. Homeowners Mortgage in South Carolina has given a log home builder permission to finish all the log homes.

We have a problem with people shooting paint balls at our signs and riding their four-wheelers in the ditches which imposes a problem with the drainage. The Hardeman County Sheriffs department will be informed of anyone who is caught damaging the common areas. Richard Badour added that this is malicious destruction of property and those caught will be prosecuted to the fullest extent of the law.

Herb Chambers stated that we have numerous signs that cannot be read because they were shot with paint balls.

Herb Chambers added that we have another problem with people hunting inside of Grand Valley. There is no hunting allowed inside of Grand Valley Lakes.

Richard Badour requested that Richard Babcock, Jess Sherman, Matt Dinwiddie, and Mr. Sherman come before the board. Richard Badour addressed the members that he called forward. As Herb Chambers stated that there is no hunting within the gates of Grand Valley. Richard Badour asked Mr. Sherman if he was aware that there was no hunting allowed in Grand Valley. Mr. Sherman stated he was not aware. Richard Badour asked Mr. Sherman if he was aware now that there is no hunting in Grand Valley. Mr. Sherman added even on your personal property. Richard Badour replied even on any property. Secondly, hunting on the Hunting Club behind Grand Valley is not allowed and they will prosecute you to the fullest extent of the law. Mr. Sherman stated that he understands. Richard Badour asked the other individuals if they also understood that there is no hunting in Grand Valley. They replied that they do now. Richard Badour continued to say that this is not woods, these are lots here and the Golf Course falls under the Restrictive Covenants and the By-Laws of Grand Valley. It is very important and needs to be very clear because if there are any future occurrences, we will bring the Game Warden in here and we will prosecute you to the fullest extent of the law. Richard Badour asked if we all understand that. They replied with yes. Richard Badour thanked the men and stated he would appreciate it if they would follow what they just discussed.

2009/2010 Membership Dues

Richard Badour referred back to the January 6, 2009 executive committee budget meeting, which the group decided to increase the membership dues by 2.5% for the 2009/2010 budget year. The water will remain the same as last year. Richard Badour asked for a motion to increase the membership dues by 2.5%. Betty Boggan made a motion to increase the membership dues by 2.5%, Bill Wilson seconded. It's been moved and seconded that the 2009 budget be increased by 2.5% from 2008. Presently the dues are \$295.37. Increasing the dues by 2.5% is \$7.38 per year per lot. Which is about \$.60 cents per month. The dues for 2009 will be \$302.75. The resident water will remain the same at \$247.25 plus tax. The water availability for the unimproved lots will remain the same at \$97.25 plus tax.

2009/2010 Budget

The budget for 2009 proposed total income is \$622,000.00. Total expenses will be \$622,000.00. The members of the Board of Directors have a copy of the budget and I will entertain a motion to accept this budget as presented. Bill Wilson made a motion to accept the \$622,000.00 budget, Bart Creedon seconded. Richard Badour stated that it has been moved and seconded that the budget be accepted for Grand Valley Lakes 2009 of \$622,000.00. The vote was unanimously accepted. Motion carried.

Old Business:

No old business.

New Business:

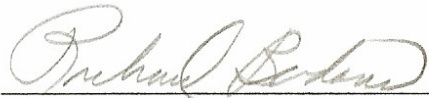
No new business.

Womens Club:

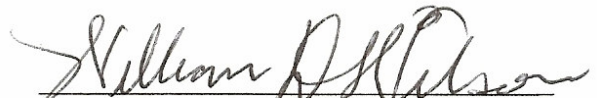
Betty Boggan read the ladies club report. We have a committee meeting on Wednesday February 14, 2009, to put together a plan for the storm shelter. We have some ideas and a couple of things that we may need. We will present it at the next board meeting.

Adjournment:

Betty Boggan made a motion to adjourn the meeting, Mark Woods seconded. Meeting was adjourned at 8:00 P.M.



President



Secretary