

HV of Fork Owners Association

HV OF FORK OWNERS ASSOCIATION

JULY 27, 2024 9:00 AM

MEETING LOCATION: CLUBHOUSE AT 335 GERMONIMO, QUITMAN, TEXAS 75783

TYPE OF MEETING: MEMBERSHIP

ATTENDANCE:

DIRECTORS: DUANE DALEY, TERRY LOLLAR, JUDY MARLOW

DIRECTORS NOT IN ATTENDANCE: RICHARD MARTIN & BRANNON ALVAREZ

PRESIDENT: DAN ALLEN

VICE PRESIDENT & TREASURER: NANCY GUINN

POA SECRETATRY: BRENDA LOLLAR

GENERAL MANAGER: JOE AMMONS

FINANCE CLERK: SHARON NELSON

9:05 AM PRESIDENT ALLEN OPENED THE MEETING AND ASKED THAT ALL CELL PHONES BE SILENECED EXCEPT FOR EMERGENCY RESPONDERS AND EXPLAINED THAT THIS IS A MEMBERSHIP MEETING FOR OWNERS ONLY AND ANY NON-MEMBERS SHOULD LEAVE THE MEETING. PRESIDET ALLEN CALLED UPON BRYAN SWENSON TO LEAD THE INVOCATION.

PRESIDENT ALLEN ASKED FOR A MOTION TO ACCEPT THE PREVIOUS MEETING MINUTES AS POSTED TO THE WEBSITE. DIRECTOR LOLLAR MAKES THE MOTION TO ACCEPT THE MINUTES AS POSTED AND DIRECTOR MARLOW SECONDED THE MOTION. PRESIDENT ALLEN ASKED FOR EACH DIRECTOR TO VOTE TO APPROVE THE MINUTES.
DIRECTOR LOLLAR-YAY

DIRECTOR DALEY-YAY

DIRECTOR MARLOW-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

PRESIDENT ALLEN CALLS UPON TREASURER GUINN TO GIVE THE TREASURER'S REPORT. TREASURER GUINN STATES NO CHANGES SINCE LAST WEEKS REPORT. TOTAL ACROSS ALL ACCOUNTS IS \$281,381.22. PRESIDENT ALLEN ASKED FOR A MOTION TO ACCEPT THE TREASURER'S REPORT. DIRECTOR DALEY MAKES MOTION TO ACCEPT AND

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DIRECTOR MARLOW SECONDED THE MOTION. PRESIDENT ALLEN ASKED FOR EACH DIRECTOR TO VOTE TO APPROVE THE TREASURER'S REPORT.

DIRECTOR LOLLAR-YAY

DIRECTOR DALEY-YAY

DIRECTOR MARLOW-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

PRESIDENT ALLEN ASKED THAT THE RECORD SHOW THAT TWO BOARD MEMBERS ARE NOT PRESENT BUT WE DO HAVE A QUORUM OF DIRECTORS PRESENT.

PRESIDENT ALLEN ANNOUNCES THAT THE BALLOT BOX IS STILL SECURE AND ASKED THE BOD TO LOOK AT THE BALLOT BOX TO MAKE SURE IT IS STILL SECURE. THE BOD MEMBERS VIEWED THE BALLOT BOX AND FOUND IT TO STILL BE SECURE. LET THE RECORD SHOW THAT THE BALLOT BOX IS SECURE.

PRESIDENT ALLEN ANNOUNCES THAT TICKETS WILL NOW BE DRAWN FOR VOTE COUNTING. SIX (6) TICKETS WILL BE DRAWN.

THE FOLLOWING TICKETS WERE DRAWN FOR VOTE COUNTERS:

5650-GOSSETT

5645-CRUM

5639-CHRISTY

5652-MONK

5653-BOECKER

5649-ROYALL

PRESIDENT ALLEN CALLS UPON THE BOD CANDIDATES TO CHOOSE THEIR OBSERVERS. THE CANDIDATES CHOSE AS FOLLOWS:

CANDIDATE CHUCK LIDE CHOSE LULA HOLBROOK

CANDIDATE TERRY LOLLAR CHOSE KATHY HILE

CANDIDATE JULY MARLOW CHOSE BRYAN SWENSON

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CANDIDATE JAY SIMONS CHOSE SCOTT BABIN (THIS WAS IN A TEXT FROM SIMONS TO PRESIDENT ALLEN THAT HE SHOWED TO THE ROOM)

9:20 AM THE VOTE COUNTERS, OBSERVERS AND BALLOT BOX WERE DISMISSED TO THE COUNTING ROOM. VP GUINN WILL NOW LEAD THE MEETING.

OLD BUSINESS: VP GUINN OPENS DISCUSSION ABOUT DUES INCREASE. THERE HAS NOT BEEN A DUES INCREASE IN TWO YEARS. DIRECTOR LOLLAR MAKES A MOTION TO INCREASE DUES BY 4% WHICH IS ACCUMULATIVE, DIRECTOR MARLOW SECONDED THE MOTION. VP GUINN ASKED FOR ANY COMMENTS OR QUESTIONS. THERE WERE SOME QUESTIONS AND COMMENTS FROM THE FLOOR. VP GUINN STATES THAT THE MOTION IS ON THE FLOOR FOR A 4% DUES INCREASE WHICH IS A \$2.00 INCREASE THAT WOULD BE EFFECTIVE JANUARY 2025. VP GUINN ASKED FOR EACH DIRECTOR TO VOTE INDIVIDUALLY.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YES

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

VP GUINN CALLS UPON TIM SHELTON TO COME UP AND ANSWER QUESTIONS FROM THE BOD AND THE FLOOR CONCERNING THE CHOCTAW WATER CROSSING. MR. SHELTON'S BID IS \$14,500 AND AN ESTIMATED TIME OF COMPLETION OF ABOUT 14 DAYS TO FILL THE VOID WITH CONCRETE. FOR THE RECORD THE OTHER BIDS WERE \$42,000 AND \$3,900.00 FOR POLY FILL FOAM. VP GUINN ASKED FOR A MOTION TO ACCEPT MR. SHELTON'S ESTIMATE. DIRECTOR MARLOW MAKES A MOTION TO ACCEPT AND DIRECTOR LOLLAR SECONDED THE MOTION. VP GUINN CALLED ON EACH DIRECTOR TO VOTE INDIVIDUALLY.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

VP GUINN CALLS UPON GM AMMONS TO PRESENT INFORMATION ON THE FISHIN PIER. GM AMMONS HAS HAD DISCUSSION WITH THE BOD THAT THE FISHING PIER REPLACEMENT BE BROUGHT IN HOUSE. THE SRA REQUIRES AN UMBRELLA PACKAGE BE IN PLACE INCLUDING A CERTIFICATE, WORKMANS COMPENSATION, AND PERMITS. GM AMMONS RECOMMENDS AFTER DISCUSSION WITH RANDY MARTIN, DYNASTY REMODELING, THAT WE LET OUR UMBRELLA COVER AND DO A CONTRACTOR LABOR AGREEMENT WITH RANDY MARTIN.

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(IT IS NOTED AT 10:00 AM DIRECTOR ALVAREZ ARRIVED TO THE MEETING)

RANDY MARTIN WITH DYNASTY REMODELING PRESENTED INFORMATION REGARDING THE FISHING PIER. IT WILL BE A TOTAL REPLACEMENT AND THE SRA (SABINE RIVER AUTHORITY) WILL ACCEPT THE POA UMBRELLA TO COVER HIS WORK. GM AMMONS EXPLAINS THAT ALL MATERIALS WILL BE PURCHASED AS NEEDED AND TRACKED FOR COST OF PROJECT. THE BID IS FOR \$37,600. VP GUINN CALLS FOR A MOTION TO ACCEPT THE BID. DIRECTOR LOLLAR MAKES A MOTION TO ACCEPT DYNASTY REMODELING BID, AND DIRECTOR MARLOW SECONDED THE MOTION. VP GUINN CALLS ON EACH DIRECTOR TO VOTE INDIVIDUALLY.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

NEW BUSINESS:

GM AMMONS PRESENTS INFORMATION ON BUDGET REVISION AND LABOR. IF YOU LOOK AT OUR BUDGET, MAINTENANCE AND LODGE PAYROLL ARE THE ONLY LINE ITEMS. GM AMMONS REQUESTS THE BOD TO APPROVE BUDGET LINE ITEMS, THE ROAD WORK PAYROLL, MAINTENANCE PAYROLL AND MOWING PAYROLL TO BE BROKEN OUT. I WOULD LIKE TO SEPARATE OUT THE MAINTENANCE PAYROLL. IN MAKING THESE CHANGES, THE MOWING PAYROLL WILL BE A CHANGE OF \$6,000 FOR THE REMAINDER OF THE YEAR. THIS WILL ALLOW US TO LOOK AT IT INDIVIDUALLY. VP GUINN ASKED FOR A MOTION TO ALLOW THE CHANGES TO THE BUDGET. DIRECTOR DALEY MAKES THE MOTION. VP GUINN STATES THAT THE BUDGET WAS ALREADY APPROVED AND WE HAVE TO APPROVE THIS CHANGE. DIRECTOR MARLOW SECONDED THE MOTION. VP GUINN CALLS ON EACH DIRECTOR TO VOTE INDIVIDUALLY.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

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GM AMMONS GOES ON TO EXPLAIN THE NEED FOR AN ADJUSTMENT TO LODGE PAYROLL OF \$8,000. WE WILL BE DOING MORE UPGRADES TO THE LODGES. THE LABOR COSTS WILL BE CHARGED AGAINST THE LODGES. DIRECTOR LOLLAR MAKES A MOTION TO APPROVE THE ADDITIONAL \$8,000 FOR LODGE UPGRADES, AND THE \$6300 FOR THE MOWING. DIRECTOR ALVAREZ SECONDED THE MOTION. VP GUINN CALLS ON THE DIRECTORS INDIVIDUALLY TO VOTE.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

VP GUINN INVITES ANYONE TO COME UP TO THE PODIUM TO ASK ANY QUESTIONS OR EXPRESS CONCERNS. WE ARE NOW WAITING ON ELECTION RESULTS.

10:52 AM-THE BOD MOVES TO EXECUTIVE SESSION TO DISCUSS LEGAL ISSUE. (VOTE TABULATION IS STILL IN PROGRESS)

11:05 AM-BOD BACK FROM EXECUTIVE SESSION AND STILL AWAITING ELECTION RESULTS.

12:27 AM PRESIDENT ALLEN ANNOUNCES ELECTION RESULTS AS FOLLOWS:

JAY SIMONS-47 VOTES

CHUCK LIDE- 49 VOTES

JUDY MARLOW-103 VOTES

TERRY LOLLAR-105 VOTES

THE BOARD OF DIRECTORS RE-AFFIRMS THE FOLLOWING OFFICERS:

DIRECTOR LOLLAR MAKES A MOTIO TO RE-AFFIRM DAN ALLEN AS PRESIDENT OF THE ASSOCIATION AND DIRECTOR MARLOW SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

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DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO RE-AFFIRM NANCY GUINN AS TREASURER AND VICE PRESIDENT AND
DIRECTOR MARLOW SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-NO

THREE IN FAVOR, ONE OPPOSED AND THE MOTION CARRIES.

THE BOARD OF DIRECTORS RE-AFFIRM THE FOLLOWING ARCHITECTURE REVIEW AUTHORITY COMMITTEE
MEMBERS:

DIRECTOR LOLLAR MAKES A MOTION TO RE-AFFIRM KIM PERRY TO THE ARA. DIRECTOR MARLOW SECONDED THE
MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

DIRECTOR LOLLAR MAKES A MOTION TO RE-AFFIRM JIM HILE TO THE ARA. DIRECTOR DALEY SECONDED THE
MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

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DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO RE-AFFIRM LAURA HENRY TO THE ARA. DIRECTOR MARLOW SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR DALEY-YAY

DIRECTOR MARLOW-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO APPOINT JOHNATHAN NESBITT TO THE ARA . DIRECTOR DALEY SECONDED THE MOTION

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO APPOINT WILSON MARTIN TO THE ARA. DIRECTOR DALEY SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

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DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR AND NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO APPOINT JANCIE CHRISTY AS AN ALTERNATE TO THE ARA. DIRECTOR MARLOW SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR, NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR LOLLAR MAKES A MOTION TO APPOINT JIM TATE AS AN ALTERNATE TO THE ARA. DIRECTOR DALEY SECONDED THE MOTION.

DIRECTOR LOLLAR-YAY

DIRECTOR MARLOW-YAY

DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

ALL IN FAVOR AND NONE OPPOSED AND THE MOTION CARRIES.

DIRECTOR DALEY MAKES A MOTION TO RE-AFFIRM BRENDA LOLLAR AS POA SECRETARY. DIRECTOR MARLOW SECONDED THE MOTION.

DIRECTOR LOLLAR-ABSTAINED FROM VOTING

DIRECTOR MARLOW-YAY

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DIRECTOR DALEY-YAY

DIRECTOR ALVAREZ-YAY

THREE IN FAVOR, ONE ABSTAINED, NONE OPPOSED AND THE MOTION CARRIES.

GM AMMONS STATES THAT LEGAL ISSUES WERE DISCUSSED IN EXECUTIVE SESSION

12:39 DIRECTOR MARLOW MAKES A MOTION TO ADJOURN THE MEETING. DIRECTOR LOLLAR SECONDED THE MOTION. ALL IN FAVOR, NONE OPPOSED AND THE MOTION TO ADJOURN CARRIES.

Brenda Lollar
HOA Secretary
7/30/24