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HV of Fork Owners Association

HV OF FORK OWNERS ASSOCIATION

September 17, 2022, Time: 9:00 AM

Meeting Location: Clubhouse

Type of Meeting: Open Board Meeting

Board of Directors:

Joe Ammons

Terry Lollar

Judy Roach

Brannon Alvarez

Rebecca Wilder-Not present

President: Don Tourville

VP/Treasurer: Dan Allen

Secretary: Brenda Lollar

Finance: Sharon Nelson

Property Manager: Tim Shelton

Compliance Officer: Frank Potter-Not present

President Don Tourville led the Invocation and called the meeting to order at 9:00 AM.

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Director Ammons makes a motion to accept the July minutes as posted to the website. Director Lollar seconded the motion. All in favor, Ayes carry, and none opposed. The motion passes.

Treasurer Allen gives the Treasurer's report. The August income and expense report is placed on the screen with audio visual aide for viewing as the report is read by Treasurer Allen. Total income for the month of August was \$80,610.39 and total expenses for the month of August was \$50,036.60 with a net income of \$30,573.79. Director Ammons makes a motion to accept the Treasurer's Report and Director Roach seconded the motion. All in favor, Ayes carry, and none opposed.

President Tourville calls for New Business: The President asks Director Roach to read the new Vacation and Personal Time Off Policy for Employees. Director Roach reads the new policy and asks if there are any questions. The new policy will allow employees to accrue sick pay or PTO at a rate of 1 hour paid for each 30 hours of service. All PTO will carry over year to year until a maximum of 160 hours is reached. At 160 hour the accrual will cease until there has been a qualified use of the PTO, after which time it will accrue at the rate up to 160 hours total. Vacation for all full-time hourly employees shall accrue vacation time based on their hiring date according to the following schedule.

1 year of service-1-week paid vacation.

2 years through 4 years of service-2 weeks paid vacation

5 years through 9 years of service-3 weeks paid vacation.

10 years through 14 years of service -4 weeks paid vacation.

15 years or more of service-5 weeks paid vacation.

Director Roach makes a motion to approve the policy and Director Alvarez seconded the motion. All in favor, Ayes carry, and none opposed. The motion passes.

President Tourville asks Director Alvarez to give an update on our General Liability and Auto insurance. The auto insurance has been revised and will give the association a savings of \$600 per year by updating the driver's information on the policy. The General Liability was updated by removing the three Lodge buildings 1-12 with a possible savings of \$6,000 per year. The Finance office will have updated figures on Monday, September 19th after she speaks with the insurance company.

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Director Ammons gives an update on the 2022 Budget revision. There will be a final quarter review of the budget up on the website in the next 7 days.

Treasurer Allen explains the income and expenses for the proposed budget for 2023. He expresses that this is just a snapshot. A question was asked by a property owner about the amount of unpaid dues. The amount disclosed by Finance office that is unpaid assessments is \$458,000.

President Tourville asks Director Lollar to explain the Cost-of-Living Adjustment and Impact Fee Assessment. Director Lollar explains that the Cost-of-Living raise. The current monthly assessment for dues is \$47.50 and on January 1st will be raised to \$50.00 and the Impact assessment will also be raised to \$50.00 with Board approved vote today. Director Lollar makes the motion to accept the proposed increase of assessments for dues and impact fee. Director Ammons seconded the motion. All in favor, none opposed. The motion passes. Dues Assessment and Impact assessment increase will be effective on January 1, 2023.

Director Ammons makes a motion to accept the proposed budget with stipulation that it will be reviewed every 120 days that was presented by Treasurer Allen. Director Lollar seconded the motion. All in favor, none opposed. The motion passes.

Director Ammons gives an update on Committee Meetings. Currently there is only one committee that is meeting. The Deed Restriction Committee has been reviewing current deed restrictions and looking at where changes can be made. These proposed changes will not be finalized until 2025. Director Ammons would like more Town Hall meetings to explain possible changes and to seek input before the Committee presents the changes for a vote before the POA. Director Ammons invites anyone interested in joining the committee to reach out to him.

President Tourville asks for a motion to adjourn. Director Ammons makes the motion and Director Roach seconded the motion. All in favor, none opposed. The motion carries.

Adjournment at 9:40 AM

Mandy Lollar
POA Secretary