

**THE SAVANNA HOMEPLACE
HOMEOWNERS ASSOCIATION**

**MINUTES
APRIL 19,2007**

BUSINESS MEETING AT 7:10PM:

MEETING CALLED TO ORDER BY TEDDY ROGERS, PRESIDENT

ORDER OF BUSINESS:

I. Mr. Rodgers introduced Rose Hutchinson with Oaks Property Management group. She discussed what a property management group could do.

Jeanie Lemaster requested proposal for members. Rose to send via email.

II. Teddy Rodgers announced that he would be moving from the subdivision and will not be running for re-election for President.

III. Jeanie Lemaster announced items up for discussion:

1. In the deed restrictions, 6.8, car cannot be regularly parked on the street or for 24 hours. Several residences have announced almost hitting parked cars.
2. The deed restriction on fences has not been filed with the Secretary of State. Will forward a copy of the revised language as 2/3 vote required to change deed restrictions. Comments on wood and vinyl fences are questioned. Will send in attachment for all to view and vote on.
3. Annual report is due out in June and as we are a non- profit, this requires 3 Directors in addition to President, Secretary and Treasurer. Nomination for Lannie Keene and he agreed to position. Ron Luckey volunteered and Sherri Lanter volunteered. Second to accept these three persons as Directors on the Board was made by Ron Luckey and unanimous vote.
4. Statement of accounting was presented.

IV. Question was raised as to what happened to the 2005 dues. Teddy explained that the developer gave over approximately \$5000.00 to deposit to HOA account. Requested to request receipts and detail of 2005 dues.

V. 2006 dues – has approximately 85 unpaid for 2006 and 2007 invoices just sent out. No Lien action on property has been done.

VI. Question on number of lots – Teddy confirmed 132 lots- statement of account would be corrected for anticipated dues for 2007 to \$13,200.00.

VII. Website discussed and Lannie Keene Volunteered to assist in website development.

VIII. Discussion on roadway and still no clear determination as to when the roadway to Todds Road will be completed. Through Glen Eagles should be done late summer.

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IX. Discussion on number of properties completed and Teddy informed group that the developer had to have 90% completed prior to releasing their bond. At that time, the streetlights would then be added. Side note: currently 66 of 132 lots are sold.

X. Due to lack of turn out and need to see proposals, it was recommended a May meeting to complete elections, proposal approvals. Jeanie will get minutes and proposals and schedule a date either prior to May 24,2007 or after June 1, 2007.

Meeting adjourned.

SUBMITTED BY:
JEANIE LEMASTER
SECRETARY