

FOREST PARK HOMEOWNERS ASSOCIATION ANNUAL MEETING

FEBRUARY 10, 2019

I. Call to Order

The meeting was held at Poca Town Hall and was called to order by Board President, Kevin Cheshire, at 2:05 p.m.

II. Opening Remarks

Kevin Cheshire announced the passing of our past treasurer, Bub Ord. We are grateful for his years of service. Bub was a good man and he will be missed.

III. Approval of Last Meeting Minutes

The minutes from 2018 were reviewed. A motion was made by Ed Cobb, seconded by Vickie Fouts and passed to accept the 2018 minutes.

IV. Old Business

A. Financials

1. The beginning bank balance totaled \$40,641.09 and the ending bank balance totaled \$19,304.28
2. The total cost of road work and drainage work spent in 2018 was \$74,636.88.
3. Home owner fees collected in 2018 totaled \$57,602.57
4. Reimbursement from West Virginia American Water Company for the drainage projects was received in the amount of \$7,974.00

- B.** A discussion was held regarding our State Farm Insurance. A motion was made by Ed Cobb to obtain liability cost of the insurance and compare pricing. Motion was seconded by Dave Crum and passed.

V. Old Business

There was no old business to discuss.

VI. New Business

A. Election of New Board members

A motion was made by Dave Crum to nominate Kevin Cheshire as President and seconded by Jay Bubar. Ed Cobb made a motion to nominate the same board members as 2018. The motion was seconded by Roger Rumbaugh and passed to elect the following board members for 2019:

President: Kevin Cheshire

Vice President: Dave Crum

Treasurer: Josh Potter

Secretary: Becky Callihan

IT Specialist: Zoe Mullins

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B. Dues for 2019

A motion was made by Ivy Wallace, seconded by Ivan Gillispie and passed to maintain 2019 dues the same as 2018. The motion included possible increase in dues after road and drainage estimates are obtained, and a meeting will be held after we receive these estimates. Currently the dues will be \$400.00. If dues are paid by June 1, dues owed will be \$300.00 (\$100.00 discount). In order to vote on increasing dues, the homeowner must have a zero balance on their account. As also discussed, we will continue to pursue placing liens and judgments on those homeowners with delinquent dues.

If on January 1, 2019, you had a zero balance, you may take advantage of the early payer's discount of \$100.00, and you must pay \$300.00 by June 1, 2019 to qualify for the discount. If on January 1, 2019, you did not have a zero balance, you did not qualify for the discount.

- C. A discussion was held regarding the drainage issue on Spruce and this will be made a priority.
- D. Ed Cobb made a motion, seconded by Roger Rumbaugh and passed, to allow \$15,000.00 for snow removal and administrative costs. The remaining money collected is to be used for road repair and storm drainage repair.
- E. A discussion was held regarding amending the By-Laws. Ed Cobb made a motion, seconded by Roger Rumbaugh and passed, to amend Article 18, Section I and to add a Section IV to Article 18.

Adopted amendments Feb 10 2019

Article 18, Section IV: Automobile/Vehicle Repairs

Any vehicle parked upon the streets of Forest Park Subdivision, must be properly licensed and possess current inspection sticker. No vehicle may be repaired, serviced, rebuilt or dismantled while on the street. This includes vehicles that are on roll back trucks, car haulers, car trailers, blocks of wood, logs or jackstands, while located on the street. No utility trailers on street or in yard. Must be on a concrete pad or graveled driveway behind the home. Failure to comply will result in vehicle being towed at owners' expense.

Article 25: Section I: Fines/Enforcement.

*There was a discussion and vote to revise **Article 25: Fines/Enforcement**. The revisions will be noted in amendment as follows:*

- 1) Warning Letter (One warning letter will be sent. If there is a second infraction, the following steps will be taken:***
- 2) \$100.00 fine***
- 3) \$200.00 fine***
- 4) Civil Action***

VII. Miscellaneous Issues

- A. A discussion was held regarding becoming members of the WVOHOA. There is a one-time application fee of \$105.00 and yearly dues of \$105.00. Membership will entitle us to education materials as well as legal advice at no additional cost.
- B. A discussion was held regarding upholding the leash law in our neighborhood.
- C. A discussion was held regarding the increase in mailings including the increased costs of stamps and paper. We encourage homeowners who have computers to sign up for e-statements. One can sign up at forestparkha.com at the bottom of the page. A motion was made and seconded to add an additional fee of \$5.00 per mailing to those who do not sign-up for e-statements.
- D. Empty lots will be assessed dues in 2019.
- E. Ed Cobb made a motion, seconded and passed to obtain estimates from AEP on installing Street Lights at our entrances. The estimate for three lights would be approximately \$300.00 per year.
- F. Permission was obtained by members present to extract the bush in front of the Forest Park Sign.

VIII. Adjournment

There was no further business and a motion was made by Ed Cobb, seconded by Roger Rumbaugh and passed to adjourn the meeting at 3:28 p.m.