

PROVIDENCE COMMUNITY ASSOCIATION, INC.
ANNUAL MEETING MINUTES
JANUARY 18, 2011

The Providence Community Association, Inc. Annual Meeting of Members was held on Tuesday, January 18, 2011, at the Providence Community Association Clubhouse, located at 9114 Woodleigh. Tommy Armour, President, called the meeting to order at 7:47 p.m. Quorum was established with 21 members present and 48 represented by written proxy.

Director Armour introduced himself and allowed each Board Member to introduce themselves. The Board of Directors consisted of Paul Pruitt, 1st Vice President, Kelly Davis, 2nd Vice President and Sandra Weider, Treasurer. Director Armour also introduced SCS Management Services representatives present, Bridgett Cummings, Association Manager and Jennifer Carlen, Service Manager.

MINUTES

The minutes of the Annual Meeting held on January 19, 2010 were provided in written format for each Member present. A motion was made and seconded to approve the minutes as written. No objections were made; motion carried.

PRESIDENT'S MESSAGE

Director Armour reviewed the accomplishments of 2010 noting improvements such as the shade structure over the baby pool and repainting of the pool fence and tennis court light poles. Director Armour noted that the Board is looking into replacing the wooden shade structure over the pool entrance area in 2011.

Director Armour announced that this would be the second year for the Board to present the "Good Neighbor Award". Cheryl Keeling was recognized for her ten years of hard work producing the Providence Peach.

NOMINATIONS & ELECTIONS

Ms. Cummings explained that there were three positions up for election for a two year term. Sandra Weider and Kelly Davis, incumbent Board members, were seeking reelection. There was no one else listed on the ballot. The floor was open for nominations. There was a nomination made, but the person was not in attendance to accept the nomination, so the nomination was rescinded. Kip Martin was nominated; Mr. Martin accepted the nomination. There were no other nominations made; the floor was closed for nominations. Motion was made to elect the three candidates by acclamation. Motion was seconded; all were in favor. The election was closed.

TREASURER'S REPORT

Director Weider reported that the Association collected 97% of the total amount billed in 2010. This was the highest collection rate since 2006. Director Weider explained that this was the first year in which the Board had legally pursued delinquent accounts. All costs to pursue collections legally is charged back to the owner's account. Director Weider reported a total cash balance of \$348,930.00. Financial handouts were provided.

ARCHITECTURAL REVIEW/DEED RESTRICTIONS

Paul Weider reviewed the procedures of the Architectural Control Committee and the Deed Restriction process. Printed handouts were also provided. Mr. Weider reviewed the process for trash pickup. The trash collection contract is handled through Kingsbridge MUD. The service days are Tuesday and Friday with heavy trash pickup on the last Wednesday of the month. The documents allow for placing trash at the curb the evening before scheduled pickup. Heavy trash at the curb has become an increased issue in the neighborhood. This is a violation of the deed restrictions and will be treated as such.

FACILITIES

Director Pruitt reviewed the pool pass procedures and asked for volunteers to assist the Board in processing the photo pool passes in 2011.

