

PROVIDENCE COMMUNITY ASSOCIATION, INC.
ANNUAL MEETING MINUTES
JANUARY 17, 2017

The Providence Community Association, Inc.'s Annual Meeting of Members was held on Tuesday, January 18, 2017, at the Providence Community Association Clubhouse, located at 9114 Woodleigh Drive. The meeting was called to order at 7:55 p.m.

The Board of Directors consisted of Kelly Davis - President; Robert Findley - 1st Vice President, Laura Dawson - 2nd Vice President, Karen Blakeman - Secretary and Sandra Saunders (absent) Treasurer. Terrie Sullivan and Tammi Norris were present representing SCS Management Services.

Director Davis opened the meeting by asking that everyone present stand and introduce themselves to the membership.

PRESIDENTS MESSAGE

Director Davis spoke in reference to various topics including but not limited to crime in the neighborhood, renting the clubhouse and pool, facility passes and how to obtain them, resources for information and the need for volunteers to continue Yard of the Month and Christmas decorating contest.

She also commented that the association was for the first time in several years running it's budget in the black and was able to pay for major repairs to the common areas.

Residents were encouraged to participate in the community, helping out their neighbors and reporting suspicious activity to the police and the Seals.

TREASURER'S REPORT

Ms. Sullivan with SCS Management Services reviewed the 2016 Year-end Financial report going over the December 31, 2016 Balance Sheet and the Budget vs. Actual reports. A brief discussion followed with questions in reference to repairs to the community.

QUORUM

Ms. Sullivan announced that quorum had been met.

MINUTES

The minutes of the January 19, 2016 Annual Meeting were approved without correction after a motion by Director Findlay and a second by Director Blakeman.

NOMINATIONS AND ELECTIONS

Director Davis opened the floor for nominations stating that there were three (3) positions to be elected and three nominees already on the ballot. With no other nominations offered Director Blakeman motioned to vote by acclamation. Mr. Paul Weider seconded the motion. All were in favor.

After a minor disruption and the withdraw of one of the nominees, Director Blakeman withdrew her motion for acclamation, seconded by Mr. Paul Weider. All were in favor.

Mr. Paul Weider nominated Mr. Tommy Armour and vote by acclamation was again made by Mr. Paul Weider and seconded by Director Blakeman. All were in favor. Tommy Armour, Kelly Davis and Sandra Saunders were elected to the board.

COMMUNITY REPORTS

Landscape

Director Davis stated that Director Dawson was working with Pedro, the landscaper, on several items and that there had been an irrigation leak on Stanbridge and one on the North side of the clubhouse. Also noted was that several shrubs at the monument had been lost. After asking for volunteers to help with landscaping, Ms. Karen Blakeman volunteered to help.

Clubhouse

Director Davis reported that due to repairs and maintenance the clubhouse rental fee had been increased from \$35.00 to \$75.00. Director Davis also stated that they were looking for someone to run the clubhouse and handle all of the rentals.

Parks & Playgrounds

Director Davis stated that they had replaced and painted fencing in the park areas.

Pool

Director Davis stated that facility pass registration began in early April and that days were increased from five (5) to ten days to accommodate residents. The cost for passes has also increased due to the need to purchase a new computer and printer to process the passes.

Tennis Courts

Director Davis stated that they had a bid to replace the current windscreens on the court.

Architectural Review/Deed Restrictions

Director Findlay reviewed the Deed Restriction Summary page going over number of letters sent and type of violations.

Pest Control

Director Davis stated that the community was sprayed twice a week April thru October with additional sprays as needed.

OPEN FORUM

The floor was opened for discussion. No questions were asked.

ADJOURNMENT

There being no further business, the annual meeting was adjourned at 9:05 p.m.

EXECUTIVE SESSION SUMMARY

The Board approved keeping offices as currently appointed and appointing Director Armour as Secretary.

A bid from Mr. Zeno was presented and approved for bathroom repair at a cost of approximately \$5000.

Meeting adjourned at 9:40 pm.

Attest

Date

Attest

Date