

**Ceres Gleann Home Owners Association
Annual Meeting
Community Center
May 19, 2015 6:30 P.M
Minutes**

Approved May 17, 2016

1. Welcome and Introduction

At 6:30 p.m. Mike Stewart welcomed everyone to our Ceres Gleann HOA Annual Homeowners Meeting.

2. Ascertain if a Quorum is Present

Mike Stewart and Ron Hannegan were present. Jim Fowler was absent. There were homeowners signed in and present representing 51 lots. So there were 50% of the Declarants and 48% (51/105) of the Homeowners present. In the Ceres Gleann Bylaws, the requirement for a quorum for an annual meeting is that 20% of the votes for each class of membership must be present. Quorums for both classes of membership were present. Also, 1 transitional Advisory Committee (TAC) members present were Mike Stewart, Mike Holland, Ray Olmstead and Ron Dodge. TAC member, Randy Rohman was absent. A quorum for both the Board and TAC were present.

3. Proof of Notice of Meeting

Meeting notices were in the Announcements and Reminders for May. A letter dated May 8, 2015 was hand delivered or mailed to the Homeowners, advising them of the meeting. Enclosed with the letter were the following:

1. Meeting Agenda
2. Financial Reports for 2014
3. TAC Ballot with Voting Instructions and Candidate Statements
4. Collection of Unpaid HOA Assessments Resolution 2014-10
5. Enforcement Resolution with Schedule of Fines Resolution 2015-02
6. HOA Recordkeeping 2015 Status Report

4. Approve the Minutes of the May 20, 2014 Annual Meeting

Mike Stewart asked for any comments/corrections from the members. With no comments being raised, Mike Stewart stated that the draft May 20, 2014 meeting minutes stand approved as presented.

5. Committee Reports (Include Review of Financials for 2014)

Architectural Review – Ron Hannegan introduced the members of this committee and gave a brief review of their responsibilities. Also, Ron warned homeowners who have or will do "hard scaping" (putting down pavers) in their back yards, to carefully consider what this might do to the drainage. He recommended that a space be left from the edge of the pavers to the back fence so the drainage will work properly.

Community Facilities Committee – Shirley Jones reported on the activities and future projects for this committee.

Communications – Barbara Kerr told about the changes to the Monthly Newsletter. She also indicated that they needed more volunteers for this committee.

Finance – LaVonne Wilson introduced the members of the committee and reviewed the results of the Financial Reports. Mike Holland added that initially, the Balance Sheet was not included as part of the Financial Reports. He said that they were reminded by Joyce

