

MEETING MINUTES

Ceres Gleann HOA Transitional Advisory Committee/Board of Directors

Annual Meeting

May 17, 2016

3:30 PM

Ceres Gleann Clubhouse, Dallas, Oregon

Approved May 16, 2017

The meeting was called to order at 3:30pm by Mike Holland.

TAC/Board Members Present: Those present included Mike Holland, Vicki Stephens, Randy Rohman, Alan Cleaves, Jim Fowler and Mike Stewart. **A quorum for both TAC and Board was present.**

Quorum: **A quorum of homeowners was present.**

Proof of Meeting Notice: Notice of the annual meeting has been made known to the community through various communication channels including hand and/or mail delivery of a meeting packet to all homeowners.

Minutes: **Barbara Connell moved to approve the May 19, 2015 draft meeting minutes as presented. Judy Gram seconded the motion. The motion was approved unanimously.**

Mike Holland thanked committee members and all the volunteers for their efforts to get things done.

Audience Comments/Questions: None.

Committee Reports: Reports were given by the following committees, Finance, LaVonne Wilson; Landscape, Gary Smith; ARC, Norm Stephens; Communications, Barbara Kerr; and Community Facilities, Judy Levis. Reports updated the community on the work done over the past year.

Annual Records Status Report: Vicki Stephens reviewed the list of documents that are maintained in compliance with Ceres Gleann HOA Bylaws, circulated as a handout.

New Business:

1. Mike Holland provided a report from the CC&R and Bylaw review committee, circulated as a handout. As part of the transition from a declarant controlled HOA to a homeowner controlled HOA, the CC&Rs and Bylaws need to be revisited. A committee has reviewed and proposed changes, which will be discussed in detail with the community at hearings over the summer.
2. Mike Holland presented the CC&R and Bylaw review and adoption schedule, circulated as a handout. Community hearings will take place in June, following TAC and Board approval, changes will be forwarded to a law firm to be put into a legal draft. Additional hearings will be held on the legal draft, TAC and Board will approve the final version and a final vote will take place in 2017.

TAC Election Results: Vicki Stephens announced that Mike Holland has been reelected and Joyce Cramer has been elected to fill the vacancy left by Alan Cleaves.

ADJOURNMENT

There being no other business, Alan Cleaves moved to adjourn the meeting. Randy Rohman seconded the motion. Motion carried, the meeting adjourned at 5:07pm. The next regular meeting is scheduled for Tuesday, June 7, 2016 at 3:30pm.