

PHIA Annual Meeting Minutes

April 30 , 2013 at Real Life Church

- Annual Meeting
 - 15 Members (including proxies were in attendance)
 - The meeting was conducted per the agenda.
 - An overview of the history of PHIA expenditures and management reserve was provided. The relationship between dues payments amount and management reserve was discussed. Grounds maintenance activities throughout the past were identified as the single most expense for the association with legal fees being the second highest expenditure.
 - 2012 PHIA accomplishments were reviewed. Completion of the effort to amend the association By Laws, an effort that started in 2012, was identified as a significant accomplishment. Community participation in the effort was recognized.
 - The projected 2013 management reserve amount was discussed based upon potential funding priorities. A management reserve goal of \$3000 was presented to the members and options for attaining the goal were discussed.
 - The 2013 budget status , expenditures to date, and financial committee status was reviewed. The Financial Committee reported that the association records were in order with no identified discrepancies through December 2012 (the first quarter of 2013 had not been reviewed at the time of the meeting). The association policies for dues payment and late fees and the associated timeline was presented. The BOD clarified that late payment warnings that have been provided on Feb 15 each year will be moved up to Jan 31st of each year to help members avoid late fees.
 - 2013 budget options were discussed:
 - A motion to fund mosquito spraying was received and subsequently voted down in favor of use of mosquito blocks. The association will contact the county for the blocks and distribute to the community. (No Votes for Spraying Received)
 - A motion to approve funding for replacement of two trees and grind two stumps along Persimmon Creed Road was received and subsequently approved. (10 out of 15 votes FOR the motion were received)
 - Election of officer was held. No new nominations were received from the floor. The 5 people nominated for officers were elected by majority vote.
 - The meeting was concluded following identification of a community yard sale date of June 1st. The association will put up a sign two weeks in advance to advertise.

PHIA Special Meeting Minutes

April 30 , 2013 at Real Life Church

- Special Meeting
 - The special meeting for storm drain assessments was conducted on April 30, 2013 as advertised in the meeting announcement. The meeting announcement was included with the mailing of the Annual meeting announcement.
 - The general maintenance of storm drains and history of efforts to fund was discussed. A special assessment of 15.00 per member was voted on and approved by majority vote.
 - The Association will mail bills for the assessment out within the next two weeks.
 - Any unused funds from this assessment will be held specifically for storm water drain maintenance.
 - Maintenance of remaining community drains will be conducted on a yearly basis until all drains are in acceptable condition.