

Minutes of the Chambers Landing HOA Board of Directors, January 6, 2019 Meeting

Board Members: *Vacant*, President, Matt Dulworth, Vice-President, Tommy Dulworth, Director

Other Officers: *Vacant*, Treasurer, Lori Dulworth, Secretary

Committees:

Architectural Control: Bob McWhorter, Matt Dulworth, Tommy Dulworth

Facilities and Maintenance: Bob McWhorter, Matt Dulworth, Tommy Dulworth

Communications: Valerie Minnick

Note: *Any member of the Chambers Landing HOA is welcome to attend a Board Meeting to observe, but only Board Members have rights to its proceedings.*

1. Matt Dulworth, V. President, presided over the meeting that began at 4:11 pm.
2. Lori Dulworth, Secretary, recorded the minutes.
3. Board members present were Matt Dulworth and Tommy Dulworth.
4. The meeting was held at the home of Matt and Lori Dulworth, 287 Paradise Drive, Chambers Landing,
5. Proper notification of the meeting was verified as posted on the Chambers Landing website 72 hours in advance and notice was delivered by email to all members who maintain a current email address with the Association.
6. The minutes of the previous board meetings on October 7, 2018 were approved.
7. It was announced that Lanny and Paula Gillam sold their home in December and have moved out of state. All HOA documents and property were delivered to Matt and Lori Dulworth. Due to the untimely loss of our President and Treasurer, the Year-End Meeting and subsequent HOA mailings have been delayed. The remaining Officers are working diligently to compile the 2018 Financial Statement and prepare for the 2019 Annual Membership Meeting, scheduled for January 27, 2019. **We would like to acknowledge and thank Paula and Lanny for their many years of dedicated service to Chambers Landing and wish them much happiness and success in their new endeavors.**

8. New Business:

- Valerie Minnick was appointed to fill the remainder of the vacant Director's position on the Chambers Landing BOD until the 2019 Annual Membership Meeting scheduled for January 27, 2019. **All BOD positions are currently up for re-election and there is an immediate need for a member with financial background to fill the Treasurer's position.**
- Bob McWhorter reported on the structural damage sustained by our dock due to the recent high winds and waves. He presented a cost estimate of \$600.00 in materials to repair the damage. Bob also noted that there has been additional "washing" under the concrete boat ramp due to same.
- The Board discussed the need for active participation from the membership and the options of hiring a management company vs receivership if we fail to receive the required nominations for the BOD. A vote was tabled pending the Membership Meeting.

9. Old business:

- Tommy confirmed that the payment plan of \$1000./mo. to satisfy the outstanding attorney fees is interest-free.

10. The meeting was adjourned at 5:56pm.

Please ensure your email, mailing address and phone number remains current; send updates to Secretary@chamberslanding.org
News and Information is posted at our Chambers Landing web site: chamberslanding.org