

# ENGLISH MOUNTAIN PROPERTY OWNERS' ASSOCIATION, INC

## Minutes October 14, 2023

The meeting was called to order by acting President Greg Bullock at 10:07 AM. A roll call was taken of members of the Board.

Present: Greg Bullock, Charles Rogers, Patricia Rogers, David Leonard, Ronnie Justice, Ron Cooley, and Heather Fromm

Absent Board members: Steve Miller, Shannon Helton

Members and visitors present:

Norm Bowen Ron Mitchell Cindy Mitchell Lonnie Harris Larry Jarrett

Phyllis Jarrett Gary Stephens Marilyn Stephens Brett Nichols Lynn Nichols

Fiona Vaughan Leslie Cooley Jackie Cooper and one other unable to read off sign in sheet.

Greg Bullock asked for approval of the agenda. A motion was made by Charles Rogers seconded by Patricia Rogers. Vote was taken and failed 2 for and 4 against. This failed due to discussion of permanent President to be placed.

Greg Bullock brought up a reference letter received from an attorney on September 25, 2023. There was some discussion, but nothing decided at this time.

Patricia Rogers and Charles Rogers resigned at this time and left the meeting.

Discussion reference to Steve Miller being absent from 2 meetings and wasn't at the annual meeting to accept this position. Per the bylaws he would be replaced. Ron Cooley makes motion that Lonnie Harris take his position until end of his term Second by Ronnie Justice. This passed unanimously.

At this time Lonnie Harris took Steve Miller position on the Board.

At this time Greg Bullock announced he was going to resign. To remain a quorum to elect a president prior to Greg Bullock resigning was made by Heather Fromm second by Ron Cooley vote was unanimous.

Greg announced a quorum remained and business of the board could continue.

Ron Cooley made a motion that Heather Fromm become President second by David Leonard vote was unanimous.

At this time a 15-minute break was taken.

President Fromm called the meeting back to order at approximately 11:41 AM.

Greg Bullock stated for transparency that Shannon Helton had turned in her resignation. It was found that no one in attendance was in good standing or willing to accept a position on the board. President Fromm stated that a special Board meeting would be held in 2 to 3 weeks to fill the vacant positions and discuss important business.

A motion was made that 1-time exception only to catch up dues to be in good standing and could be placed on the Board was made by Ronnie Justice second by David Leonard vote passed unanimously.

Motion to place Greg Bullock as Vice-President was made by Ron Cooley seconded by Ronnie Justice passed unanimously with Greg Bullock abstaining.

Motion to approve the minutes was made by Ron Cooley seconded by Lonnie Harris.

The Financial Report was given by David Leonard verbally and could be found on the website. A motion was made to accept report was made by Greg Bullock second by Ron Cooley passed unanimously.

Road Report was given by Ronnie Justice (attached) A motion to accept report was made by Ron Cooley second by David Leonard passed unanimously.

A discussion was made between, Norm Bowen Board member Ronnie Justice in reference to where the asphalt was placed. It was found that it was not decided where the asphalt was to be placed but the amount of money to be spent. There by leaving the decision to where the paving would be done up to the Road Committee Chairman and the Committee.

Cindy Mitchell stated she had a few questions. She asked who graded and cut the ditch on Clingmans View between Hald High and Glasgow Street. As this was prior to Ronnie justice taking over the Road Committee. Ronnie Justice explained he

had helped to manually dig out the ditch and open the culvert with help from Ron Mitchell. Ronnie further stated he had personally inspected the paving job on Half High as it was being done. Cindy advised that according to the invoice there was a \$900.00 dollar over payment by the 4 residents on Half High. A motion was made was made to research this and if there was an over payment due to the 4 residents on Half High to reimburse them \$900.00 dollars with Ron Mitchell receiving the money and getting it to the 4 residents. Second by Lonnie Harris passed unanimously.

Architectural Committee Report given by Ron Cooley.

Ron Cooley thanked Ron Mitchell for all the help while he was attending a class. He further stated there was a list of homes that needed to be cleaned up. There were 2 homes on Green Bay that had been built and Ron Mitchell had spoken to the owner about getting plans for these homes turned in but they did match the 1000 square feet required. Both Ron Cooley and Ron Mitchell have met with the owner of 2 lots on Alpine and is going to ask for a variance request to fit a home in the area. Ron Cooley further stated the shed house on Yellowwood was now gone. Per Greg Bullock a letter was to be sent out to the owner of the tent on Popular. A motion was made by Greg Bullock to accept the report second by David Leonard. This passed unanimously.

Firewise Report (see attached). President Fromm gave out a typed report.

Some of the head notes are that the Firewise is in good standing. That we have road signs to be put up. That the Firewise program has received a \$10,000.00 dollar grant for the year. A motion to accept the report was made by Greg Bullock, second by David Leonard motion passed unanimously.

Legal Committee was given by Greg Bullock. He stated that the attorney had been notified reference the travel trailer and tent. Unknown of action taken. There was some discussion reference this. David Leonard made a motion to accept the report second by Ronnie Justice Motion passed unanimously.

At this time a heated debate was held between members NOT in good standing and Greg Bullock and other Board members. Some wanted to pay dues late as mentioned earlier in minutes to obtain a position on the Board. It was discussed that the cut off date to be in good standing was June 1<sup>st</sup> . The members NOT in

good standing were allowed to continue until President Fromm graveled the meeting back into order.

It was asked by Louie Fromm for signs to be placed stating "DO NOT FEED THE BEARS" this was thought to be a good idea but was tabled until the next meeting. David Leonard made a motion for the meeting to adjourn second by Ron Cooley . Motion adjourn passed unanimously.