

Grand Haven Master Association, Inc.
Board of Directors Meeting
August 20th, 2009

Call to Order

The meeting was called to order at 2:03 p.m.

Roll Call – Establish Quorum

Members Present: Kenny O'Connor, Ray Smith, Roy Search, Robert Witty, Gen. Wil Hessert

Others Present: Troy Railsback – Southern States Management Group
Fred Annon- Southern States Management Group

Members' sign-in sheet is located in Association Meeting File

A quorum was established.

Approval of Minutes

The Board approved the June 18th, 2009 meeting minutes as written.

Fred Annon spoke about and clarified questions pertaining to Association financial statements.

Committee Reports

Community Manager – SSMG

There was discussion pertaining to the operating procedures of the ADC. A budget timeline was presented for Board members' consideration. The status of the Lien Action report was reviewed.

Finance Report - Ray Smith

Mr. Smith reported on Association cash flow statements, and emphasized the need to increase the reserve fund in the future.

Communications - Ray Smith

The next newsletter will be out in September.

Action Item List Review - SSMG

The Board reviewed and discussed the status of action items from the previous meeting. There was discussion regarding who is responsible for maintaining retention pond bulkheads. Additionally, the Board was informed that the 2010 Unimproved Lot Maintenance program would include lake banks. Mr. Railsback addressed the status of several properties that garnered audience concern from the previous meeting.

Unfinished Business

Quality Roofing provided SSMG with estimates for work on the River Club. There was discussion concerning insurance for the Crossings pool. In addition, the Board reviewed alternatives for removing rust stains on concrete.

New Business

The Board concluded that beginning in October, meetings will be held on Friday, as opposed to Thursday, so as not to coincide with CDD meetings. Cleaning of the exterior of the River Club buildings will occur this fall. There was discussion regarding the condition of the landscape at the Crossings pool, and what improvements should be made. Board members discussed the fine status of two properties.

The motion by Robert Witty for the establishment of a nominating committee for the upcoming election was seconded by Wil Hessert. This motion was amended by Ray Smith, and seconded by Wil Hessert, with all in favor, to form a nominating Committee for the purpose of identifying, qualifying, and recommending potential members for open positions on the Board of Directors. The amended motion was approved with all Board members in favor.

Adjournment

The meeting was adjourned at 3:58 p.m.

Audience Comments

Concerns were expressed about the condition of the lakes, and the amount of algae that has accumulated.