

VILLAGE ON THE GREEN CONDOMINIUM II ASSOCIATION, INC.

A Corporation Not-for-Profit ANNUAL MEMBERS' MEETING MINUTES Monday, April 17, 2017

Call to Order—Outgoing President Colleen Tracy called the meeting to order at 10:17 a.m. on Monday, April 17, 2017. Colleen then turned the chair over to AmeriTech LCAM Robert Kelly to continue conducting the meeting with no objections from residents or former board members. All current board members and board assistants were present as follows: Colleen Tracy, President, Joni Dagios, Vice -President, Carmen C. Murray, Secretary, Marcia Charlton, Treasurer, Mark Langman, Director—Buildings and Grounds, and Lynn Cook and Murle Whitten, Board Assistants. Ameri-Tech LCAM Robert Kelly (hereinafter "LCAM Kelly") was also present.

21 residents were present: Clyde and Arlene Cooper, Charles Crusie, Jr., Robert Dehnel, Pierre DuBois, Marjorie and Joseph Landry, Marilyn Majer, Beverley Maskel, Donald Murray, John and Bobbie Meredith, Virginia Philipppy, Jack Sammon, Patricia Saunders, Charles (Guy) Scheeler, B. J. Star, Elda Thomas, and Ted Whitten. Gary Currier and Doug Silvernail were present and served as proxy counters.

Certifying of Proxies & Establish Quorum—Completed with 49 proxies presented and certified to establish the quorum of 30 percent of the total membership of 87 units.

Establish Proof of Notice—LCAM Kelly provided sufficient proof of notice.

Candidates Have Read and Agree to Abide by Association Documents—LCAM Kelly stated that four board members applied to remain on the board with only one new candidate applying, resident C. Guy Scheeler. Therefore, no election was required. Asked by LCAM Kelly if he had read and agreed to abide by the Association Documents, Mr. Scheeler agreed that he had done so.

Read or Waive Minutes of Last Members' Annual Meeting—waived by majority of residents.

Reports of Officers and Committees

President—Colleen announced there were informational sheets available at the meeting for other matters, such as emergency contact forms, email sign up list, etc. Colleen read a report on the status of the lake as provided by Mr. John Stover, President of the Recreational Association. She also informed the residents that she had renewed the 55 plus status for the community.

Vice -President—Joni then reported she had no new business to report. She presented certificates of achievement to Murle Whitten (22 years) and Lynn Cook (10+ years) for their many years of service to the community. This was followed with the presentation of a Resolution of Appreciation to Colleen.

Treasurer—Marcia reported she had no new business to report.

Buildings and Grounds—Mark Langman reported on the status of several ongoing projects, such as the irrigation system being resolved, bids for trimming trees to be done in early summer, obtaining more house numbers, Gemstone repair work, power washing and sealcoating, the Unit 2497 C guest parking space (planned for April 27, 2017), replacing the CutRite contract, postponing painting, structural issues with eaves and rotting window frames, cleaning of the roofs to postpone replacing roofs, plantings, Wind Mitigation Inspection was performed, and the Duke Energy Claim. Discussion followed.

Unfinished Business—Resident Dehnel commented on wording of "Master Board" in the Financial Report—this was discussed. LCAM Kelly will ensure wording is corrected. Open and closed meetings, location of budget workshop meetings and year end meetings were also discussed.

New Business

Pet Vote Tabled until Fall, 2017 Board of Directors Meeting—discussed. No action necessary.

Seating of New Board—accomplished. Mr. Scheeler moved from audience to board table.

Open Forum—No questions or discussion offered.

Adjourn Meeting—The Annual Members' Meeting was adjourned at 11:05 a.m.

Respectfully submitted by Carmen C. Murray, Secretary