

**Yoakum Run Homeowners' Association
Quarterly Executive Board Meeting
17 July 2020**

Virtual Meeting

Lester Miller, President, called the meeting to order at 7:30 PM.

Executive Board (EB) members present: Lester Miller (LM), President; Robert Foster (RF), Vice President; Diane Kaufman (DK), At Large; Greenleaf Smith (GS), Secretary/Treasurer. Robert Cherry (RC), Treasurer Emeritus, participated at the EB's invitation.

At the beginning of the meeting, GS reviewed the minutes of the 25 April 2020 EB meeting. The minutes were approved unanimously.

Financial Management:

RC presented current Income and Expenses per the 2019-2020 Checkbook. (NB: checkbook and the bank statements were reconciled and match exactly.) (Attached).

RC provided the current status of YRHOA accounts at Grant County Bank as of 6/30/2020. (Attached).

RC reviewed the Checkbook and explained all entries, to include prepayments of 2020-2021 assessments which left a balance of \$16,471.61.

RC reviewed the 2020-2021 budget, as approved by the EB and by majority wet-signature vote of the members. For the Fiscal Year 2019-2020, YRHOA experienced a net loss in the amount of \$1,316.29.

Members approved the Budget presented at the previous quarterly meeting, with 33 members approving and two members disapproving; 14 members abstained.

Members should note that with regard to the annual assessment, fourteen members have not paid the assessment. If the Annual Assessment is paid by 31 July 2020, there will be no interest charge added to the assessment. Please review the Invoice sent to all members for the monthly interest added to the assessment. Please contact GS if there are questions.

Old Business:

LM advised that work will commence on road repairs and driveway paving on 22 July 2020. Cooper Asphalt reported that a number of homeowners contacted him for estimates; hence the delay from the anticipated start date of 20 July 2020.

Given recently increased transmission rates for Covid-19, and WV restrictions on meeting size, the EB decided that it would be inappropriate at this time to schedule a personal annual meeting in October. Consequently, the EB selected 17 October 2020 at 10:00 AM for a virtual Annual Members' Meeting, to be held via Zoom. All members who wish to participate in the virtual Annual Members' Meeting are requested to notify YRHOA Secretary Greenleaf "Chris" Smith well in advance so that he can set up the conference properly.

The following two motions from the April EB Quarterly Meeting apply equally in substance to the EB's decision at this time. As of this virtual meeting, WV is number one on transmission rates.

Motion 1: Pursuant to the state of emergency declared in WV and surrounding States and Commonwealths and for the safety and welfare of our members, the EB moves to continue the annual members' meeting from the original meeting date of 18 July 2020. The EB will reevaluate the pandemic situation before rescheduling or continuing the date for the annual meeting. (Approved)

Motion 2: Pursuant to the state of emergency declared in WV and surrounding States and Commonwealths and for the safety and welfare of our members, the EB moves to continue the terms of office of directors Greenleaf "Chris" Smith and Bob Cherry until the next annual meeting when the election for these positions will be held. (Approved)

New Business:

Nominating Committee: Chair is Diane Kaufman and member is Susan Smith. Nominations will be delayed due to the pandemic and will be reconsidered circa beginning of September 2020. At least 60 days prior to the Annual Meeting, the Nominating Committee will make its recommendations to the EB to fill the two positions, treasurer and secretary, that will be open. DK is in contact with a member who indicated that he is considering joining the EB. A written ballot will be mailed approximately 30 to 50 days prior to the meeting (circa beginning September) to every member which must be returned to the EB not later than 10 days prior to the scheduled Annual Members' Meeting.

The EB noted that a number of members' addresses, emails and phone numbers appear to be out of date. Members are encouraged to notify the Secretary of any changes to their contact information.

LM has sent a email to all members asking if any member or family member with knowledge, experience and interest in assisting YRHOA as the system administrator to manage our website. We are in need of assistance in this area.

Closure of the meeting: The EB meeting was adjourned at 8:40 PM. The next EB meeting via Zoom will be conducted on 17 August2020 at 7:30 PM.

/S/ Greenleaf H. Smith

Greenleaf H. "Chris" Smith
Secretary

21 July 2020
Date

Attachments:

- 2019-2020 YRHOA Operating Income Statement
- 2019-2020 YRHOA Balance Sheet (As of 30 June 2020)
- 2020-2021 YRHOA Operating Budget
- 2020-2021 YRHOA Reserve Budget
- 2019-2020 YRHOA Checkbook (Income & Expenses)

