

FOUR CORNERS ESTATES PROPERTY OWNERS ASSOCIATION
ANNUAL MEETING OF THE MEMBERS
MINUTES NOVEMBER 13, 2021

The meeting was called to order at 7:08 P.M.

Quorum was present 26 owners present that represented 38 lots, 40 lots by proxy

The current board members were Introduced – Allen Borchers President, Ed Dhayer - Vice-president, Joe Puckett – Treasurer, Kaitlin Puckett - Secretary, Dan Schellhase – Member at Large

The Minutes from the October 19, 2020, Annual membership meeting where read. There was a correction for Question 3, the number of lots in the undeveloped part is 54 not 88.

The Treasure reported, that all POA members had paid their 2021 assessment.

10/31/2021 balance = \$ 24,347.49 Projected Balance year end estimate \$20,000.00

Report of Annual 2021 spending: Water \$1,300, Electric \$3,400, Mowing \$14,000, Insurance \$2,950.58, Maintenance \$3,600, Taxes \$1014.37, Estimated total year spending \$27,000
Taxes went up when Anthony Properties deeded Eastgate road frontage to POA
The Eastgate exit will remain as an emergency exit only.

Vice-President – Ed Dhayer, Treasure- Joe Puckett, and Secretary – Kaitlin Puckett where voted as board representatives for 2022-2024..

Several changes to the by-laws and deed restriction were approved; Renamed Architectural/restriction committee, added rented/lease agreement, added transfer fees to all lots, Countrywood Development lots fees due at sale of lot, board membership changed per State statue, and changes to late fees. The square footage increase and 70% seven inch on twelve inch roof pitch did not reach a decision for the Countrywood lots.

The following maintenance project where completed: Entrance Sprinklers have been clean tested, added new timer for the east side, mowing the grass in POA areas and the front of vacant lots, the pond fountain was replaced, and the flags were replaced. Wood picnic tables to be replaced with resin table and recommend resealing the gazebo and repair front entry signs.

Left turn lane for Four Corners- new state engineer getting committee to study and report back.

Reminded members to slow down and watch for walkers and children.

Meeting adjourned 8:33PM.