

**HOLLY FOREST ASSOCIATION  
BOARD OF DIRECTORS' BOARD MEETING**

**Sapphire Valley Community Center  
Riverside Room/Zoom Teleconference**

**April 18, 2023**

**4:00 p.m.**

**CALL TO ORDER**

Don Terrill called the Board Meeting to order at 4:00 p.m.

**ATTENDANCE**

**Board of Directors:** Don Terrill, John Hill, Michael Davidson, Melissa McKinnon and Thomas Taulbee.

**Present from Capital Vacations:** Cory Humble, Regional VP of Operations; Jennifer Gainey, General Manager; Audrey Cottrell, Assistant General Manager.

**ECC:** Christa Pankey

**APPROVAL OF MINUTES**

**March 21, 2023 Board Meeting**

The minutes of the March 21, 2023 Board Meeting were presented for review and approval.

A motion was made by John Hill and seconded by Michael Davidson to approve the minutes of the March 21, 2023 Board Meeting as presented. All were in favor and the Motion carried unanimously.

**ECC REPORT**

Christa Pankey provided an update on new construction projects, and homes undergoing additions or remodeling, reporting all projects are in compliance.

**Rule Change Approval Request**

Christa Pankey requested to replace "Compliance Fee" on page 3 of the Rules to the following:

*Compliance Deposit: A minimum deposit of \$300 is required for all projects. \$100 will be deducted per month if the project is not completed in the time specified in the Rules. Additional compliance fees may be required if there is a risk of erosion or other potential violations. If no violations occur the deposit will be refunded upon completion of the project.*

Upon a motion by John Hill and seconded by Michael Davidson the Board approved the change as requested. Vote taken. Motion carried 4:1.

**FINANCIAL REPORT**

Mr. Hill reports that as of February the dues collection rate was 86%, comparable to the same time last year. To date, \$10,500 in delinquent fees have been collected.

## **OLD BUSINESS**

### **Open Board Seat**

The Board reviewed the candidates for the open Board Seat.

### **Flashing Speed Sign**

Jennifer Gainey reported that after researching and speaking with a representative for Black Oak Rd. it was determined a flashing speed sign would not be installed.

### **Action Item List**

Jennifer Gainey provided an update on items from the Action List.

## **NEW BUSINESS**

No new business presented.

## **ADJOURNMENT**

There being no further business to come before the Board, a Motion to adjourn and go into Executive Session at 4:40 p.m. was entertained.

All were in favor and the Motion carried unanimously.