

**KINGS COVE HOMEOWNERS ASSOCIATION**

**BOARD OF DIRECTORS ORGANIZATION MEETING MINUTES**

**December 1,2003**

**CALL TO ORDER**

This said meeting of the Board of Directors for the Kings Cove Homeowners Association, Inc. was called to order at Cornerstone Community Church at 8:30 p.m. on December 1,2003.

**STATEMENT OF QUORUM**

Board Members in Attendance: Alan Petrie  
Barbara Youngblood  
Jill Nickols  
Barry Skinner  
Patty Caulfield

Board Members Absent. None  
Others Present: Frayda R. Morris, D & F Management, LLC  
Association Members

**PROOF DUE NOTICE**

Let the record reflect that notice of said Organization meeting was included in the notification to all members regarding the Annual meeting. Frayda Morris, Agent presented to the Association's Secretary, Jill Nickols a notarized Affidavit of Mailing for said meeting that written notice for said meeting was mailed to all property owners on November 1,2003.

**BOARD OFFICERS**

Alan Petrie and Barry Skinner both were nominated to hold the position of President.

Board Members Voting for Alan Petrie as President: Alan Petrie  
Jill Nickols

Board Members Voting for Barry Skinner as President: Barry Skinner  
Patty Caulfield  
Barbara Youngblood

*By an Affirmative Vote From the Majority of Board Members Barry Skinner will hold the position of President for the Association until the 2004 Annual Meeting.*

Patty Caulfield and Alan Petrie both were nominated to hold the position of Vice President.

Board Members Voting for Patty Caulfield:

Barry Skinner  
Patty Caulfield  
Barbara Youngblood

Board Members Voting for Alan Petrie:

Alan Petrie  
Jill Nickols

*By an Affirmative Vote From the Majority of Board Members Patty Caulfield will hold the position of Vice President for the Association until the 2004 Annual Meeting.*

Jill Nickols accepted the position of Secretary.

Alan Petrie declined the position of Treasurer

Barry Skinner accepted the position of Treasurer.

#### **LEGAL OPINION ON INCREASING OF ASSESSMENTS**

Jill Nickols read the legal opinion from Larsen & Associates regarding increasing assessments into the record. A copy of said letter is attached to these minutes.

Motion made by Barbara Youngblood, seconded by Patty Caulfield to purchase a plaque for Bob Weiss for his many years of service to the Association

*All Board Members in Attendance voted in Favor of the Motion.*

*Motion Passed*

#### **ADJOURNMENT**

Motion made by Barbara Youngblood, seconded by Patty Caulfield to adjourn the meeting.

*All Members Present Voted in Favor,*

*Motion Carried.*

Meeting adjourned at 9:00 p.m.

Respectfully submitted

Frayda R. Morris, PCAM, LCAM  
Community Association Manager