

Forest Oaks II

Homeowners Association

Board of Directors Meeting December 17, 2021 Minutes

DATE and TIME

A regular meeting of the Board of Directors for the Forest Oaks II Homeowners Association was held on Thursday, December 17, 2021, at 5:37 p.m. at the Clubhouse.

CALL to ORDER-PRESIDING OFFICER

JoAnna Medlen called the meeting to order at 5:30 p.m. Alex Clark and Judy Tabbert of Clark Legal, PLLC were present.

QUORUM

A quorum was established with the following directors present:

JoAnna Medlen – President

Nancy Miller – Vice president

Linda – Johnston – Secretary/Treasurer

Lytle Tenpenny – Director

Donna Acheson - Director

AGENDA CHANGE Request from JoAnna to add legal counsel to New Business. Motion by Lytle add Legal Counsel to New Business, seconded by Donna, motion carried, unanimously approved.

MINUTES

Motion by Lytle to accept the minutes as read with corrections, seconded by Nancy, motion carried, unanimously approved.

PRESIDENT

JoAnna deferred the presidents report to the Annual Meeting.

COMMITTEE REPORTS

Committee reports were deferred to the Annual meeting.

FINANCIALS

Motion by Linda to approve financials, seconded by Donna, motion carried, unanimously approved.

OLD BUSINESS

Discussion on changes to the Outdoor Décor Rules and Regulations as to grilling, based on input at last meeting from Pat Krogstad. Motion by Nancy to get more information from the insurance underwriters, seconded by Lytle, motion carried, unanimously approved. Motion by Linda to not change the Outdoor Décor Rules and Regulations on grilling at this time, seconded by Lytle, motion carried, unanimously approved.

PO Box 12321, Murfreesboro, TN 37129 www.forestoaks2.com

JoAnna Medlen President **Nancy Miller** Vice President **Linda Johnston** Secretary/Treasurer
Lytle Tenpenny Director **Tonna Collins** Director

NEW BUSINESS

Motion by Donna to approve Architectural Modification Request for Dennis Zack -fence; Lesly Avaritt - repairs to fence and gate; Beck Avaritt -to replace patio fence and enlarge patio fence area, Christie Jenkins – replace awning seconded by Lytle, motion carried, unanimously approved.

There was no request to Park in Guest parking or Work Request for the Board’s consideration.

Motion by Nancy to approve Administrative Assistant contract with Judy Tabbert, January 17, 2021, to January 17, 2022, seconded by Linda, motion carried, unanimously approved.


JoAnna asked Elizabeth Abernathy to present the two budget options before the Board for 2022 budget. Elizabeth reviewed both options and answered questions from the Board. Motion by Lytle to approve option one and increase dues to \$225.00 per month, to begin January 1, 2022, seconded by Nancy, motion carried, unanimously approved.

Motion by Lytle to send out notice of the dues increase to homeowners by December 21, 2021, seconded by Donna, motion carried, unanimously approved.

Motion by Lytle for Clark Legal, PLLC to pursue delinquent accounts and pending litigation, seconded by Linda, motion carried, unanimously approved.

ADJOURNMENT

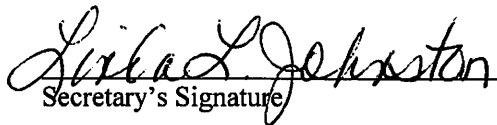
The next regularly scheduled meeting will be held on Thursday, February 17, 2022, at 5:30 p.m. at the clubhouse. A motion by Donna to adjourn, seconded by Nancy, motion carried, unanimously approved.



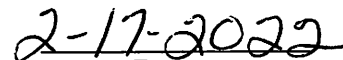
President’s Signature



Date



Secretary’s Signature



Date

Forest Oaks II

Homeowners Association

Board of Directors Special Called Meeting December 30, 2021 Minutes

DATE and TIME

A special called meeting of the Board of Directors for the Forest Oaks II Homeowners Association was held on, December 30, 2021, at 11:00 a.m. at the Clubhouse.

CALL to ORDER-PRESIDING OFFICER

JoAnna Medlen called the meeting to order at 11:00 a.m.

QUORUM

A quorum was established with the following directors present:

JoAnna Medlen – President

Nancy Miller – Vice president

Linda – Johnston – Secretary/Treasurer

Lytle Tenpenny – Director

Donna Acheson - Director

Items(s) to be addressed

Motion by Donna to approve Modification Request left off the December agenda; Valarie Nesbit - replace fence, seconded by Lytle, motion carried, unanimously approved.

ADJOURNMENT

Motion by Lytle to adjourn, seconded by Donna, motion carried, unanimously approved.