

Vintage Township HOA Board Meeting Minutes

Tuesday, November 8

6:30 PM

1. Meeting called to order at 6:32 PM by Debbie Bateman
2. Quorum Established - Chase Marberry, Debbie Bateman, Mackenzie Payton, John Russel present
3. Minutes approved from October Board Meetings
4. Chase makes a motion for Steve Evans to be the Temporary Chairman and parliamentarian, to chair the meeting. Debbie seconds. Discussion ensues.
 - a. John - Opposed
 - b. Chase: Steve is a Registered Parliamentarian, certified to preside over our meeting to ensure it stays in order. He has studied our Bylaws to prepare for this.
 - i. Motion Passes: 3 Aye (Debbie, Chase, Mackenzie), 1 Nay (John)
 - c. Steve takes over the meeting - states he is a neutral chair - will not engage in debate, here make sure we follow the order of business and operate smoothly.
5. Chase makes a motion to accept Larry LaFreniere's resignation - Mackenzie seconds. Discussion ensues:
 - a. Question from the audience
 - i. Frosty - Did Larry resign without giving reason, board confirms: Yes, Larry resigned without any specific reason.
 - ii. Nathan asked - do we know the reason why? Board answers: We do not.
 - iii. Call to question - all in favor and accept Larry's Resignation -All in favor - Motion passes.
6. Debbie makes a motion to offer her resignation as a president but keep her board of directors seat., Mackenzie Seconds, discussion ensues.
 - a. Motion passes: all in favor
7. Motion to Amend the Agenda with a new document from Chase. Amended Agenda is accepted and shared with the board.
8. Mackenzie nominates Chase to be president. Debbie seconds. Discussion ensues. No further nominations, all in favor, motion passes. Chase is elected President.
9. Motion to take up postponed Item number 6 from October 6 continuous board meeting minutes: Chase makes a motion to hire Mackenzie as property manager as defined by the description provided on 10/25, pay to be determined. John seconds. Discussion ensues.
 - a. Resident Comments: Jeremy Jones: Why do we not know why Hawkize resigned
 - i. Chase read Hawkize's resignation email sent to Larry and John on 10/22.
 - ii. Chase shares that Hawkizes has been asked several times to stay on board and they declined.
 - iii. Statements and comments from Residents: Brittany Jones, Brianna Cooper, Brad Phipps, Jeremy Jones, Fran Gabler, Frosty Poston, Andrew Payton.

- iv. Call to Question: Motion passes - 3:1 (Ay: Debbie, Chase, Nay: John), Mackenzie recuses herself from the vote.
 - b. Chase makes a motion in addition to hiring Mackenzie based on her description, we will hire a third party entity as a bookkeeper. Debbie seconds. Discussion ensues.
 - i. Chase shares the history of his company and working relationship with his friend who would like to be considered for hiring a 3rd party entity.
 - c. Motion passes - 3:1 (Ay: Debbie, Chase, Nay: John), Mackenzie recuses herself from the vote.
10. Chase makes a motion to schedule to have a Special Meeting so we can elect a new board member, November 18, Debbie seconds. Discussion ensues.
- Question from Brenda: as the acting Property Manager until November 30, I would ask the Board to reconsider to the date, there is no way we can prepare the special election member
 - Motion to Strike November 18, chose Nov 22. All in favor - aye. None opposed, date changed to November 22.
11. New Business
- a. John moves that we authorize Hawkize to repair pumps for the swimming pool, invoice/bid details sent to board via email on November 5. Chase Seconds. No discussion, all in favor, motion passes.
 - b. Mackenzie resigns from the Assembly, the Assembly accepts the resignation.
 - c. Debbie Bateman resigns from the Assembly, the Assembly accepts the resignation.
 - d. We now do not have quorum
12. Meeting adjourned at 7:56 PM

Special Assembly Meeting Minutes

Meeting called to order by Chase Marberry at 7:55 PM

Mackenzie is the secretary of the general assembly, and she will take minutes.

No agenda items as the Director regarding the Special Assembly has resigned.

Chase Motions to adjourn the special meeting.

Adjourned at 7:56 PM

Minutes submitted by Mackenzie Payton, acting secretary, on Wednesday, November 16 via email.

Minutes approved by John Russel and Chase Marberry, via email on Friday, November 18, 2022