



Master Homeowners Association for Green Valley Ranch

**SPECIAL BOARD MEETING MINUTES
MCALISTER'S DELI
January 15, 2009**

- I. ESTABLISH A QUORUM** – Four of the seven Directors needed. T. J. Stone called the meeting to order at 6:10 P.M. A quorum was established with the following Board Members in attendance: T.J. Stone – President; Gary B. Haley - Vice President; Joanne True, Secretary/Treasurer; Olivia Chambers, Director; Beverly Cribari, Director; James Davis, Director; and Marlene Martin, Director.

District Delegates Present – Beverly Cribari (District 1); Joanne True (District 8); Marlene Martin (District 19); and Gary B. Haley (District 21).

Homeowners and Residents Present – No homeowners or residents were present.

Others Present – No others were present.

Chairman Stone welcomed those in attendance.

Agenda Approval – The Board of Directors reviewed the agenda and it was approved by consensus.

- II. HOMEOWNERS AND GUESTS TO ADDRESS THE BOARD** – There was no Public Comment Period at tonight's meeting.

III. CONFLICTS OF FINANCIAL AND/OR COMMON INTEREST DISCLOSURES

- A. Director Haley** abstained from voting on his independent services contract for website development and maintenance.

IV. FINANCIAL REVIEW

- A. Approve Accounts Payable** – After careful review and discussion, on a motion duly made, seconded and unanimously carried, it was resolved to approve the Accounts Payable for January 2009 as presented.
- B. Other** – There was no other financial business to be conducted.

V. UNFINISHED BUSINESS

- A. Other** - There was no other unfinished business to consider.

VI. NEW BUSINESS

- A. Information and Work Request Policy** – After careful review and discussion, on a motion duly made, seconded and unanimously carried it was resolved to approve the Information and Work Request Policy.
- B. Approve Current Budget Draft #4** – After careful review and discussion, on a motion duly made, seconded and unanimously carried, it was resolved to approve the 2009 Budget Draft #4.
- C. Mediation Update** – Chairman Stone and Director True, as representatives of the Board, provided the Board an update regarding the court ordered mediation. There were no unanswered questions.
- D. 2009 Independent Services Contracts** – After careful review and discussion, on a motion duly made, seconded and carried by a majority vote of five in favor, non not in favor and one abstention, the Board resolved to approve independent services contracts to: Dixie Witcher for administrative services at \$15 per hour; Heather Jenkins for bookkeeping services at \$15 per hour; and to renew Gary B. Haley’s website contract at the same rates as 2008. Gary B. Haley answered any questions asked, otherwise abstained from the discussion and voting.
- E. Correspondence** – The Board reviewed current correspondence. There were no unanswered questions.
- F. Other** – There was no other new business to conduct.

- VII. ADJOURNMENT** – There being no further business to discuss, and on a motion duly made, seconded, and unanimously carried, it was resolved to adjourn the meeting at 7:45 P.M.

/s/

Joanne True, Secretary