

POA Annual Meeting  
May 11, 2022  
Location: 606 Miller Cove

I. Call to Order- The meeting was called to order at approximately 7:00 pm by Debbie Arnold.

II. Roll Call -- Theresa Baxley

Attendees & Proxy's:

1. Curtis & Linne Dooms - Lot 15
2. Jim & Glenda Love - Lot 16
3. Pat Young - Lot 22
4. David & Theresa Baxley - Lot 17
5. Gary & Debbie Arnold - Lot 23
6. Chris & Brandy Beckman - Lot 24
7. Dennis & Heather Byrd - Lot 32
8. Todd and Natalee Nuckols - Lot 25
9. Steve Drown - Lot 27
10. Bill Donnor - Lot 2
11. Pat & Rebecca Bourne - Lot 3
12. Randy & Debbie Green - Lot 5
13. Brett & Crystal Alberty - Lot 8
14. Steven & Tracey Marek - Lot 58
15. Dave & Amy Carter - Lot 59
16. Mark & Lisa Breeding - Lot 35
17. Lloyd & Veronica Cambre - Lot 36
18. Dudley & Stacy Mattox - Lot 57
19. Chad & Trena Slaughter - Lot 61
20. Don & Corby Carlton - Lot 38
21. John and Jo Crews - Lot 48
22. Robert & LuAnn Baker - Lot 47
23. John & Kim Hedden - Lot 39
24. Colley & Sara Burrow - Lot 40
25. Tim & Shelly Hampel - Lot 45
26. Jason & Amy James - Lot 55
27. Charles & Chris Jones - Lot 51
28. Jeff & Miki Morrow - Lot 50

III. Minutes from Annual Meeting on May 12, 2021 stand approved as presented.

IV. Treasurer's Report - Don Carlton

a. Review of 2021 Financial Statement YTD. Balance of 16,852.66 as of the end of the year, we were under budget primarily due to the timing of bills for landscaping and we had budgeted 1,000.00 for events and activities in 2021 and this amount was not used and will be rolled over to next year. The 2022 proposed budget is similar to the 2021 budget.

b. The fence on Hwy 5 is an undetermined item at this time. The lower section is deteriorating and the board has been looking at solutions for

several years. The cost effectiveness of going forward with repairing or replacing the fence has not been determined. ARDOT has not shared with us their plans but we have been told that Hwy 5 will be widened from Salt Creek to the Interstate. We currently have two sections down due to car accidents and claims have been filed on both.

#### V. Introduction of Committee Members - Debbie Arnold

a. Debbie introduced the architectural committee members: Pat Young, John Crews and Debbie Green. She also introduced Jo Crews as the Miller Cove Registered Agent.

#### VI. Special Committee Reports.

a. Entrance Landscaping - Treena Slaughter

1. The new crepe myrtles were planted approximately two months ago.

b. Lawn Maintenance/Fence Project - Pat Young

1. Pat reported that Right Lawns is doing a good job of maintaining our entrance and around the pond, no issues with their service.

c. Pond - Jason James

1. Added two new residents to the pond "Bonnie & Clyde". They were supposed to scare the geese however the geese seem to be unfazed by the swans. Try to discourage the geese as humanely as possible. Fountain is continuing to work

d. Website - Jo Crews

1. The POA website is millercovepoa.org. We also have an active Facebook page at Miller Cove POA.

e. Nominating Committee - Lisa Breeding

1. Nominated board members: Veronica Cambre, Chris Beckman, Kim Hedden and Natalee Nuckols. All nominations approved.

#### VII. Other Business

a. Bill Donnor, Alderman City of Benton, presented that a study has been done on the drainage from Hwy 5, the city is looking at funding to see what they can possibly do to help with the issue. Stated that Hwy 5 was going to be widened but not sure when. He stated that Mayor Farmer is agreeable to helping with our issue. Mr. Donnor also introduced legislation at the City Council to have an ordinance to remove dead trees from unbuildable lots within a subdivision.

b. Jeff Morrow, Alderman City of Benton, reported that due to inflation we will be seeing the cost of utilities increase. Increase in water and drainage is supposed to start June 1, but increases will go up in phases. CenterPoint increased costs 37%. There will be a renovation to Lyledale Park, Olive Garden will open in July, the bridge at Shenandoah is complete, the Mini-Storage will be opening soon.