

THE COLONY AT HERON BAY
ANNUAL MEMBERSHIP MEETING

MINUTES
February 11, 2008

The meeting was called to order at 7:11PM at the Commons Clubhouse at Heron Bay.

All Board members were present: Cliff Thomson, President; Keats Soder, Secretary & Treasurer; Perry Simon, VP. Terry McGregor of TMG Management and 4 owners were also present.

Terry announced there was a quorum established with 7 members present and 6 proxies to meet the minimum requirement of 13.

Keats reviewed the financials and noted the finances are in good shape. An owner asked why Pest Control was over budget and Keats explained that area was under budgeted and also required more attention last year. An issue with a dirty sidewalk was mentioned. Cliff explained that only the front entrance walks were pressure cleaned and he would take a look at this one and it will be addressed when the complete community is done.

Owners were interested in the status of the sign. Keats has been working on the sign for the front entrance center island and showed a picture with granite and brass lettering. He is in the process of meeting with the sign company and obtaining proper permits.

Owners mentioned a few residents are not picking up after their dogs and there are also seems to be some cats roaming the neighborhood. After discussion, it was decided the cats are not causing any issues and they help keep mice and raccoons away.

The floor was opened up to nominations for the Board of Directors and there were none. Therefore, since Cliff Thomson's name was already on the ballot and the only candidate, an election was not necessary. Cliff will serve a 2 year term. The term for Keats and Perry will expire in 2009.

There was no other business or discussion. The meeting was adjourned at 7:31 PM.