

**McBRIDE ESTATES OWNERS ASSOCIATION, INC.**  
**ANNUAL MEETING OF MEMBERS**  
**March 25, 2019 7:00 p.m.**  
**Christ Presbyterian Church**  
**2317 Bannerman Road, Tallahassee, Florida**

**MINUTES OF ANNUAL MEETING**

With a quorum present—16 owners in person and 10 proxies for a total of 26 eligible voting members (22 owners needed for a quorum), the 2019 Annual Meeting was called to order.

The minutes of the 2018 Annual Meeting were approved.

Jeff Stokes and Ryan Meikenhous discussed the Treasurer’s Report, the actual 2018 budget and the projected 2019 budget, which was accepted.

The present officers were re-elected to serve another year as officers and the Board of Directors:

President:	Mary Kane
Secretary:	Becky Jones
Treasurer:	Ryan Meikenhous

There was no old business to discuss.

New business items that were discussed are as follows:

1. Paving issues – with the discussion focused on whether to pave all the roads at once time with a special assessment, whether to continue paving the roads piece-meal as the Association has been doing as funds allow, or by increasing the annual dues. By motion proposed and seconded it was determined that the Board

of Directors would pursue a cash forecasting report to include the roads and ponds, for a 6-month period or longer.

2. The Bannerman Road widening project was discussed with several owners stating they thought Leon County had put the project on hold. President Mary Kane urged anyone with forthcoming knowledge on the project to advise her.

3. Another issue are low hanging tree limbs on Reynolds Drive. The Board of Directors shall take action on the issue.

4. Also discussed was the ongoing issue of oil spills on the roads from the Waste Management trucks. The road damage was an issue in 2018. The Board of Directors achieved a small settlement of funds from Waste Management which was shared with the McBride Hills homeowners association. Discussion revealed that this issue has no easy answer, in fact, because of the nature of the garbage trucks, the Association may have no remedy whatsoever.

5. President Kane reminded owners to keep their email addresses up-to-date. She also encouraged owners to advise the Board if they are having some sensitive issues with neighbors relative to trash, cars, or other nuisances.

6. President Kane also advised owners of the necessity of securing the approval of the Architectural Control Committee (approval easily obtained) as to construction projects, painting, roofing and fencing issues.

There being no further business, the meeting adjourned at approximately  
8:00 p.m.

Rebecca Jones, Secretary