

LAKE FRONT HOMEOWNERS ASSOCIATION, INC.

SPECIAL MEETING MINUTES

MARCH 12, 2008

CALL TO ORDER

The Meeting was called to order at 6:37 p.m. Board Members in attendance were Regan Hauptman, and Matt Cavanaugh. In attendance from MSI, LLC was Lori Huffman. There were eight (8) homeowners in attendance in person or by proxy.

PURPOSE OF MEETING

Lori explained that the purpose of the meeting was to elect one (1) homeowner to the Board of Directors, to inform homeowners about the Association and its financial status, as well as having a general discussion.

PROOF OF NOTICE

Lori noted per Bylaws, Section 3, Article E, the Meeting notice needed to be mailed 10 to 50 days in advance of the meeting. Lori noted that the notice was mailed February 29, 2008, meeting the notice requirements.

MANAGER'S UPDATE

Financials – Lori reviewed the January 31, 2008 Financial Statement with homeowners in attendance.

NEW BUSINESS

- Item: Election to the Board of Directors – One (1) Member
 - Discussion/Summary: Lori noted per Article IV, Section 9 of the Covenants, that no later than 60 days after conveyance of 25% of the lots, at least one (1) homeowner was to be elected to the Board of Directors. Lori noted since there were eight (8) homeowners in attendance in person or by proxy. The 20% quorum requirement was met, allowing the election to occur.
 - Nominations were open for candidates and Ellen Teal and Brandon Standifird were nominated.
 - Action: After nominations were closed, Brandon Standifird was elected to the Board of Directors.

ADJOURNMENT

With no further business to discuss, the meeting was adjourned at 6:58 p.m.

GENERAL DISCUSSION

A general discussion was held regarding the following topics:

- Building T Construction
- Construction Crews
- Amount of Parking Spaces
- Tot Lot
- Parking in Fire Lanes and in Front of Garage Doors
- Association Website
- Ice on Sidewalks From Sump Pumps

General discussion was adjourned at 7:25 p.m.