Annual Members Meeting

November 4, 2026 | 6:00 PM – 8:00 PM AM | North Augusta Community Center

Meeting Information

- Call to order 6:05 PM
- Board Members present; Tim Oerman, President; Judy Bailey, Vice President; Sandy Simpson Secretart, Mike Schneider, Board Member; Beth Williamson, Board Member; Heather Holliday AMP-HOA
- Quorum was verified
- Everyone reminded to sign-in, turn in proxy, board nominations

Topics, Decisions, and Action Items

- Heather Holliday was introduced as our new community manager for AMP-HOA. Welcome aboard Heather!
- 2026 budget was reviewed
- 2027 projected budget was reviewed. Lawn care bid results were discussed. Daniels Landscaping Design was awarded another year contract Action: Board will approve final budget, and residents will receive notice by mail NLT December 1, 2026.
- Strategic plan was discussed highlighting action plans, projects, timeline, and funding sources. Action: Approve and post to the portal
- 5-year budget planning spreadsheet was discussed showing budget projection and fee projection Action: Board will continue to make changes as new information comes available
- 2026 projects/Initiatives completed were discussed. The board completed 46 actions for the association.
- Comprehensive Collection and CCRs Violation policy was discussed Action: Board will approve and post to the portal.

MISSION STATEMENT

To enhance property values, maintain high-quality common areas, and foster a safe, engaged community through proactive management and transparent communication.

VISION STATEMENT

To be a premier, desirable, and harmonious neighborhood that residents are proud to call home.

- There are no nominations for new board members. Mike Schneider and Beth Williamson rotate off the end of this year. The board will operate with three members.
- By-law amendments were discussed; however, time ran out before we could hold a vote. Action: Address at a later date.
- The floor was open for comments. A wide range of topics was discussed Action: The board will conduct more research on a 55+ community, restricting leases/rentals, amendment changes, reducing board member number to three, and only meet when necessary to conduct association business. The board will develop a survey to determine interests in 55+ community, restricting leases/rentals, and amendment changes. The survey will be delivered by mail and returned to Tim Oerman. The board will provide a list of homeowners that may need assistance with minor issues such as smoke detector battery change out, etc. The board will continue to evaluate services and seek proposals from other contractors to ensure we are getting the best services for the price.
- Meeting was adjourned at 7:45 PM

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