

**I'On Assembly
Annual Meeting Minutes
December 7, 2010**

Jody McAuley called the meeting to order. Ninety-five homes were represented in person or by proxy.

Jody McAuley welcomed everyone to the eleventh I'On Annual Meeting and thanked everyone for their contributions to the community during 2010. Mr. McAuley recognized the current Board of Trustees and thanked them for their service during the past year.

Minutes

Sheri Cooper made a motion to approve the 2009 annual meeting minutes as presented. Kershaw LeClercq seconded the motion. All in favor. Motion carried.

Board of Trustees Election

Jody McAuley introduced the four Board of Trustees candidates running for the four vacant Board seats each with two year terms. Jody McAuley asked each candidate to introduce themselves.

Brady Anderson moved to approve the acceptance of the following four candidates as the new Board of Trustees member by acclamation: La Von McNaughton, Sally Raver, Ted Webb, and Craig Wrenn.

I'On Trust

Anne Register thanked everyone for their continued support of the I'On Trust. Anne Register announced that 329 families participated in the Giving Lights of I'On and that \$9,000.00 was raised for Camp Happy Days. Anne Register recognized and thanked all the current Trust board members as well as the incoming Board of Trustees members.

Anne Register introduced Louise Raines, President of the I'On Trust. Ms. Raines thanked the Homeowners Association Board of Trustees for their support of the alliance between the I'On Trust and the Homeowners Association.

I'On Company Report

Chad Besenfelder and Vince Graham gave a presentation outlining I'On's growth and development over the past ten years. Fifty homes were sold in 2010. Nine homes sold that were 2,000.00 square feet or less, and thirteen homes sold that were 4,000 square feet or larger.

Vince Graham introduced Tim Keyes, the Director of Planning for the City of Charleston, who will be working with the I'On Company on the development on Phase Eleven. Vince Graham advised that a meeting will be announced for January or February to present preliminary plans for Phase Eleven to the community. Mr. Graham advised that plans for the Church of the Holy Cross will begin with the construction of a small chapel.

President Report

Jody McAuley introduced Jane Gottshalk and Helen L. Postell Hutson with AMCS. Jody McAuley reported the following highlights for 2010:

1. The Town of Mount Pleasant granted approval for ADU's in I'On.
2. The first year for the Community Garden was a success.

3. Progress was made with parking and safety issues.
4. Improvements were made in communication.
5. The Homeowners Association finalized a partnership with the I'On Trust.

Finance Committee

Sheri Cooper, Finance Committee chairperson, gave the finance report. She advised that there is currently \$740,000.00 in Reserves. A reserve study update has been completed for 2010. Total collection for 2010 fell below 2009, but the Homeowners Association has been aggressive in attempts to collect past due balances. Several of the more delinquent accounts have been referred to small claims court. Sherri Cooper advised that the \$65,000.00 collected in transfer fees for 2010 allowed the Homeowners Association fees for 2011 to be decreased by \$20.00.

Due to vandalism in the summer, the police patrol increased for the remainder of the year. Also, in 2010, the I'On Square and the Amphitheater were deeded to I'On Assembly from the I'On Company.

Communications Committee

Bill Settlemyer reported the following highlights for 2010:

- The implementation of the Homeowners Association mailbox has been successful.
- The Terms of Use was updated.
- The newsletter continues to be an excellent resource for communication.

Landscape Committee

Dave Rosengren reported the following projects that were completed in 2010:

- The Homeowners Association will continue working with Lawn-O-Green through 2011.
- Lawn-O-Green is onsite three days per week during the winter.
- Phase I of the three year tree trimming pruning project is complete. Phase II is underway.
- The Rialto/Krier Lane corners project was completed.
- Lawn-O-Green is currently removing tree roots from the walking paths.
- The Board of Trustees accepted an agreement with the Tree Clinic giving I'On priority for emergency clean up if needed.
- The Landscape Committee will make recommendations to residents for planting in the curb strip in front of their homes. The homeowners is responsible for planting in this area.

Community Gardens

Steve Degnen announced that the community garden was a huge success in 2010. The January newsletter will have details on how to sign up for a garden spot for 2011. Sign up will be on a first come first served basis.

Amenities/Infrastructure Committee

Kershaw LeClerc reported on the following:

- Improvements have been made to playground equipment.
- The Homeowners Association will have the same Creek Club usage next year as 2010.
- The Board of Trustees is leasing office space for the AMCS manager for 2011.

I'On Design Committee

Jay Thompson reported that there are twenty-one homes under construction. There have been many I'On Design Committee requests for existing home modifications and landscape upgrades.

Jay Thompson encouraged anyone who wants to make a change to the exterior of their home or property to contact the I'On Design Committee.

Compliance Committee

Brady Anderson reported that illegally parked boats and trailers continue to be a problem. He advised that homeowners are responsible for making sure renters are in compliance with the I'On rules.

External Relations

Bennett Firestone, President of Biznet encouraged all I'On residents to support the I'On businesses. There is a direct link to Biznet on the community website.

Phyllis Sheffer reported that the police chief, fire chief, and crime prevention officer would like to come and speak to I'On residents. She also asked that anyone interested in volunteering for neighborhood watch should contact her.

Civitas Award

Dave Rosengren and Louise Rainis presented the two Civitas Awards for 2010 to Barbara Fry and Sandy Powers

Meeting Adjourned.