



## **NOBLE MOUNTAIN COMMUNITY ASSOCIATION**

### **BOARD OF DIRECTORS**

**PRESIDENT:** Mike Hampton

**VICE PRESIDENT:** Adam Watters

**BOARD MEMBER:** Earl Smith

**TREASURER:** Lia Walker

**SECRETARY:** Beverly Lacy-Hampton

March 25, 2013

Noble Mountain Community Association Members,

The annual meeting and election was held August 4, 2012 and three directors were elected to fill the positions. We would like to welcome Adam Watters and Earl Smith as new members of the Board of Directors. Adam is an attorney and Earl has an extensive background in the insurance industry, their experience will be a great asset to our community. Lia Walker was reelected to a third term and we thank her for all of the excellent service she continues to provide to our community.

### **Annual Meeting and Election:**

The annual membership meeting and election is scheduled for Saturday, August 17<sup>th</sup>, 2013 at the Nutrioso Community Center at 1:00 PM. As you know, the term of office is for two years and the election for members are staggered to keep a nucleus of incumbent directors serving at all times. The positions held by Mike Hampton and Beverly Lacy-Hampton are up for reelection this year and enclosed are "Request for Nomination" forms for those who are interested in filling these positions. Request forms need to be received no later than June 15<sup>th</sup>, so names can be placed on the election ballot. Election ballots will be mailed out by mid-July and must be received by mail no later than August 16<sup>th</sup> or ballots can be delivered to the August 17<sup>th</sup> annual meeting. The ballots will be counted at the annual meeting and new Board members will be appointed at that time. We urge all Noble Mountain Community members to attend the meeting and participate in the election process.

### **Legal Issues:**

Previous legal issues appear to be resolved. Our attorney's Motion to Dismiss at the Federal level was granted in February of 2012 and we hope this will finally put these issues behind us.

### **Annual Assessment:**

The annual assessment for 2013 will increase by 20% to \$306.00 per lot. We would like to remind members that the increased burden of legal fees associated with previous lawsuits adds \$6,060.00 to the Association's obligations for seven more years. Insurance premiums also raised approximately \$1,000.00 per year and another increase may be possible in 2013. Combined with annual operating expenses and the balance carried forward from 2012, NMCA should be able to meet the 2013 proposed budget barring any additional expenses. It is in the best interest of all members of NMCA that the current and any delinquent assessments be promptly paid in order to meet our current financial obligations.

Approximately 20% of members had not paid their assessment as of the end of 2012 and collections of these funds will be aggressively pursued.

**Operating Budget:**

Enclosed is a copy of the proposed budget for 2013.

**Road Maintenance:**

The roads continue to be in need of grading and this will be the utmost of priority this year. The extent of road improvements made this year will be determined upon the financial capability of the association and every effort will be made to address roads where maintenance is needed most.

**Covenants, Conditions and Restrictions (CC&Rs):**

The Board has made it a goal this year to begin revision of the CC&R's. The revisions will be conducted in sections and will include updates and/or changes to sections that are out dated or undefined. We invite NMCA members to participate in this effort and will periodically send updates for your review.

**Design Review Committee:**

We would like to remind all members that improvements to lots as specified in Section 2.27 of the CC&Rs require approval prior to commencement. If you have any questions regarding improvements that may require approval, please contact us. These provisions were designed to create guidelines that promote a desirable Community while protecting the investment of its members. We are also looking for additional members to serve on the committee. If you are interested, please contact us or let us know at the annual meeting.

**Noble Mountain Community Directory:**

Back in September 2009, our current Treasurer, Lia Walker created a community directory to facilitate the sharing of information and communication between members. We would like to encourage participation in the directory once again. This will enable communications between our fellow members and also provide NMCA the ability to utilize the use of e-mail addresses and potentially reduce office costs. Please send your contact information to NMCA or e-mail Lia directly [lia\\_walker@hotmail.com](mailto:lia_walker@hotmail.com)

We, the Board of Directors, believe it is important to keep the membership advised of issues that directly affect Noble Mountain Community Association and encourage members to provide input to further improve our community. We would like to thank you for the opportunity of serving on the Board and look forward to the coming year.

Sincerely,

Noble Mountain Community Association Board of Directors

**Contact Information:**

Mike Hampton  
Cabin – (928) 339-4800  
Cell – (480) 299-2398  
E-mail: [mikechampton@msn.com](mailto:mikechampton@msn.com)

Mary A. (Lia) Walker  
Home – (928) 687-1232  
Cell – (928) 965-8478  
Cabin – (928) 339-4149  
E-mail: [lia\\_walker@hotmail.com](mailto:lia_walker@hotmail.com)