

GARDEN PARK HOA CONDO ASSOCIATION
Annual Meeting
September 9, 2023
Teleconferencing

Call to Order: 10:00 a.m. Tony Lonsinger, president, brought the meeting to order. Four meeting were present with one proxy. A quorum was determined. Forrest Scruggs, Realty One, Inc., manager, was also present.

1. Minutes: The Minutes from September 10, 2022, were approved, motion by Tony, second by Barbara Rhoades, all in favor.

2. Property Management Report:

The Financials January through July 2023 were presented by Forrest Scruggs, and Forrest said the Reserves are in good shape and fully funded. There were no questions from the members.

3. Homeowner Forum:

The new owner in #1 has two big dogs and there has been complaints about excess barking during the day. It was suggested a letter of warning should be sent to the owner.

Tony said he will remove the hose bibs in October and put out the salt buckets. He confirmed the snow removal company has been hired to remove snow at 4 inches. Tony will arrange for the gutter cleaning when the majority of the leaves are down.

Tony suggested moving part of the current Reserves (approximately \$69k) to a C.D. for current interest rates of 4.5-5%. Forrest will look into the current rates but suggested only a partial(\$30k or so) should be transferred. Also, it was agreed monthly dues should be increased to \$300 as of January 1, 2024.

4. New Business: The elections were held with each member agreeing to serve for another term, Tony as president, Marlene as secretary, and Barbara as treasurer. No other responses were received. All were in favor for each nominee.

6. Meeting Adjourned: 10:37 am, Tony motioned, second by Barbara, all in favor, meeting adjourned.