

# Carlson's Ridge Homeowners Association

c/o REI Property Management

## ANNUAL OWNER'S MEETING

October 16, 2020

Teleconference Meeting due to Covid 19

### **ATTENDEES:**

Board of Directors: Terry D'Andrea - President; Kathy Schatteman – Treasurer, Robert Macklin-Vice President and John Oxtan – Director.

Total of 16 units joined the teleconference, 2 units were represented by proxy and mailed in votes.

Representing REI Property and Asset Management: J. Kent Humphrey & C. Koplak

### **CALL TO ORDER:**

Meeting was called to order at 6:36 by J. Kent Humphrey.

### **ROLL CALL/SIGN IN:**

Owner of Unit 31 CRR made the motion to accept the roll call. Unit Owner 10 CRC seconded the motion. All present approved the motion.

### **PROOF OF NOTICE:**

Unit Owner 24 CRR motioned to accept the meeting notice as presented, Unit 71 CRR seconded the motion. All present voted in favor of the motion.

### **READING OF THE MINUTES:**

Unit Owner 23 CRR motioned to waive the reading of the December 3, 2019 annual meeting minutes. Unit Owner 24 CRR seconded the motion. All present voted in favor of the motion.

### **REPORTS FROM OFFICERS:**

Terry D'Andrea provided the community with an update to pending and future projects. Attached is her presentation.

### **ELECTION OF DIRECTORS OF THE EXECUTIVE BOARD:**

Kathy Schatteman and Terry D'Andrea term expires December 31, 2020 and Jack Oxtan is stepping down. Kathy and Terry agreed to run for another term. Robert Rainey volunteered to fill the position left by Jack. Unit Owner 71 CRR motioned to approve the slate of nominees as presented; Owner of Unit 24 CRR seconded the motion. All in attendance unanimously approved electing the slate of officers.

### **RATIFICATION OF BUDGET:**

K. Schatteman presented the 2021 budget answering several questions from the attendees. Unit owner 71 CRR motioned to ratify the budget as presented seconded by Unit owner 24 CRR. All in attendance through a vocal vote confirmed ratification of the presented budget.

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## **YEAR END PROFIT:**

Owner 10 CRC motioned any profit realized as of December 31, 2020 be kept in the associations reserve funds. Motion was seconded by 23 CRR. All approved.

## **OLD/NEW BUSINESS:**

- 31 CRR stated speeding continues to be a safety hazard. Owner proposed letters be sent to all residents stating if speeding continues bumps would be installed. This was seconded by Unit 29 CRR and unanimously approved.
- Several inquiries were made regarding the roofing project: quality of shingles, ice and water shield, and the contractor. K. Schatteman and T. D'Andrea responded.
- Owners 77 CRR, 75 CRR, 71 CRR, 57 CRR and 25 CRR acknowledged members of the Board for continued service and raising community standards

## **ADJOURNMENT:**

Unit 71 CRR made a motion to adjourn the meeting at 7:11 PM. Unit 75 CRR seconded the motion. All present voted in favor of adjourning the meeting.

Respectfully Submitted,  
REI Property Management – recording the minutes