

Annual meeting of the Grandridge Meadows HOA. Dec. 5, 2022

- **Call to order. 6:00pm**
- Silence cell phones

- **Welcome everyone**

Roll call of board. Brett Menaker, Jim Lampman, Jack Briggs, Jack Donnelly

Approval of 2023 budget by owners:

- Brett explained main points of 2023 budget.
- Ask for questions- no questions
- Have budget approved by show of hands by homeowners present. 4 homeowners present, all approved 2023 budget
- Add in proxy totals and announce results. 18 Proxies received with approval of budget; one proxy received with rejection of budget. Budget approved via majority

Election of board members.

- Voting by any members present- 5 homeowners present: all approved reelection of current BOD (Fifth homeowner arrived after budget discussion.)
- Announce results of proxy votes and announce results- 19 proxies received: all approved reelection of current BOD
- State all present board members running for reelection- Brett Menaker, Jim Lampman, Jack Donnelly and Jack Briggs
- Vacant BOD positions: Homeowner Richelle Vandiver and homeowner Tony Angelo have volunteered to apply for vacant positions on the BOD

ACC report by Jim:

- What's planned for 2023- Jim explained that our landscaping contract with TLC is expiring 12/31 and has been renewed for another 12 months at minimal increase of cost to the HOA
- Update on arborvitaes in crash area- the damaged arborvitaes and drip lines have been replaced
- Thank homeowners for keeping their property in great shape, evidenced by the fact we issued very few fines all year long. If violations or fines were implemented, the homeowners were quick to correct

Old business:

- Encourage home owners to look up – and use – the revamped web page at grandridgemeanowshoa.com

New business:

- Will have holiday lighting contest to be judged by BOD, with 3 prize categories and judged on 12/22

Invite comments by audience.

- One present homeowner asked about tumbleweed control within the community and if the HOA offers any kind of service. Currently there is no service being offered to control or remove tumbleweeds that blow into the community

Adjourn annual meeting but invite people to stay for board meeting. Adjourned 6:23pm

BOD Meeting: 6:24pm

Election of new board members:

- Current BOD has elected and approved Richelle Vandiver and Tony Angelo to the board. Positions within the board will be determined at a later time.

Adjourned: 6:39pm