

Meadowlake Farms Cluster Homes Association, Inc.

BOARD OF DIRECTORS MEETING
January 10, 2024 6:30 pm via Zoom

1. Establish Quorum & Call to Order:

Board Members Present: Kristi Wilson (Pres.), Becky Weldon (Sec.), Nancy Noble (V. Pres.), Julia Del Casal (Treas.)

Board Members Absent: None

Homeowners Present: None

Also Present: Sarah Knaub, Victory Community Management, Inc.

A quorum of board members was present.

Ms. Noble called the meeting to order at 6:34 pm.

2. Open Forum: No homeowners present

3. Approval of Minutes: Ms. Wilson made a motion to approve the 2023 Annual General Meeting minutes, which was seconded by Ms. Del Casal, and unanimously approved.

4. Reports:

- a. Treasurer's report – Ms. Del Casal reviewed the December treasurer's report.
- b. Architectural requests – the board approved the request of 102B for solar panels and roof replacement.
- c. MFHA report - Ms. Del Casal provided a summary of the January MFHA board meeting.
- d. Manager's report – Ms. Knaub reviewed the Manager's report. Tree work slated for next week was rescheduled to this week due to some storm damage. The parking lot valley gutters were cleaned and the process of obtaining quotes for paving is moving forward.

5. Old Business:

- a. Ratification of Email Votes – prior to this meeting, unanimous email consent was given by the board to approve the November board meeting minutes, the 2024 budget and the appointment of the 2024 board officers.
- b. Transfer of Operating Funds – a motion was made, seconded, and unanimously approved to move \$15,000.00 from the Operating Checking account into a six-month CD which will be earmarked for Operating Reserve.

6. New Business: No new business

7. Calendar/Adjourn

The next meeting will be held Wednesday, February 14, 2024 at 6:30 pm via Zoom.

The meeting was adjourned at 7:20 pm.

Minutes prepared by Becky Weldon, Secretary.