

Annual Meeting Minutes

Valhalla Seven Association

December 14th, 2018

Valhalla Party Room

5 pm

ROLL CALL owners present Richard Miller, Chad Pectorious, Skye Davis, Mary Feuerhelm, Gary Mehrkens, Derick Behrends, Laxman Rajput, Kelsey Graham, and David Hebrink.

The owner's represented 49.5% and owner's by proxy 10.2% with a total of 59.7% owner's present. Also present, Dan Bredesen, Maintenance Supervisor, and Stacy Hrtanek, General Manager.

PROOF OF NOTICE OF MEETING was presented. The notice was mailed on 16 November 2018 to all owners.

READING OF THE PRIOR MINUTES was duly moved, seconded and unanimously carried that the reading is waived, and the minutes approved as printed.

PRESIDENT DAVIS- No report.

TREASURER BEHRENDIS discussed the 2018 financials and the 2019 budget. It was noted that on January 15th of this year the water main leading to the building broke. The expense from this incident lead to the building missing budget and shorting the reserves causing the shortfall.

SECRETARY GRAHAM – No report

COMMITTEE REPORTS – None

MANAGER HRTANEK submitted a written report.

UNFINISHED BUSINESS – None

NEW BUSINESS – The following issues were discussed:

- There was much discussion of the budget and the anticipated shortfall.
- The cameras are not working.
- The outdoor lights around the complex have been failing and are being repaired.
- The rising cost of garbage removal.

The following resolutions were duly moved, seconded and unanimously carried:

RESOLVED, the association fees are to be increased, effective 01 January 2019.

FURTHER RESOLVED, owners can pay their total portion of the \$13,293 assessment any time before 01 November 2019. A letter will be mailed with the exact amounts due from each owner.

DIRECTOR Chad Pectorious was appointed by the Board mid-year and was dully nominated and unanimously elected to continue as a Director with his year ending 12/31/2020.

DIRECTOR Richard Miller, Mary Feuerhelm, and Gary Mehrkens were duly nominated and unanimously elected to a new 3-year term as Directors.

There being no further business, the meeting was adjourned at 6:17 pm.

Submitted by Stacy Hrtanek, General Manager