

SUNRIDGE AT AVON
DBA LiftView Condominiums
Homeowner Association Annual Meeting Agenda
Wednesday, August 12th, 2020 6:00 pm Via Zoom

Roll Call

- Owners present sign-in- 27 owners present, representing 29 votes
- Inspection and Verification of Proxies-29 proxies

Quorum

- Established with 58 owners/proxies

Welcome by HOA Manager Jeff Lineback

Introduction of Board Members-Phil Foster (president), Zach Jakubowski (VP), Tiffany Loman (Treasurer), Magdalena Nopper (Secretary), Dave Cote, Constance Tarantino, Amanda Buck and Kate Manzer

Minutes from 2019 annual meeting

- Approved with no changes (Zach/Phil)

Treasurer's Report

- Accounts Receivable-no units are in the 90+ category with only two being in 60-90.
- Current operating budget-operating budget is right on target, but we are absorbing \$150k in painting under the current fiscal year. The next two years will be targeted for building reserves back up.
- Proposed 20-21 budget sent to all owners and unless there is a request for a meeting to reject the budget, it will be deemed approved.

Old Business

- Declaration Amendment-32 for and 19 against. 110 yes votes were needed to pass.

Manager's Report-many projects completed over the last year including new roofing, painting of all exterior and hallways, removal of 5 major cottonwood trees, parking restriping and patchwork and various landscaping improvement.

New Business-no new business

Board Member Elections

- Terms Expiring-Dave Cote, Sarah Jansen and Magdalena Nopper. Sarah did not indicate that she wanted to return, and Caitlin Yarger has agreed to step in for a three-year term.

Open Forum-HOA to make a push to get more emails and continue to communicate more directly with owners via email, John Martin (E301) stated that he feels we are the best run HOA in the valley and wanted to thank management and board. (Thanks John!)

Date of Next Annual Meeting

- Date for 2021 Annual meeting: August 11th 6:00 pm

Adjournment at 7:20 pm