

MINUTES OF THE ANNUAL MEETING
PARK SIDE VILLAS TOWNHOME ASSOCIATION

The annual meeting of for Park Side Villas was held on the 28th day of October 2024, pursuant to notice as contained in the Bylaws.

Present were the following Directors and Unit Owners, being the owners of a majority of the outstanding votes, and constituting a quorum, namely:

Directors, In Person

Mackenzie Smith

Unit Owners, In Person

<u>804 -</u>	<u>820 - X</u>	<u>836 -</u>	<u>905 - X</u>
<u>808 -</u>	<u>824 - Proxy</u>	<u>840 -</u>	<u>908 - Proxy</u>
<u>812 - Proxy</u>	<u>828 - X</u>	<u>900 -</u>	<u>909 -</u>
<u>816 -</u>	<u>832 - Proxy</u>	<u>904 -</u>	<u>912 -</u>

Total Number of Unit Owners Represented	7
Percent of Votes Outstanding	9
Percentage of Quorum	43.75%

Call to Order

Established Quorum – 43.75%

Financial Report

New Business

- a. Park Side Villas
- b. Rules and Regulations – Will work with board to establish rules and regulations. It was discussed about putting a fine in place for owners that do not attend the annual meeting or send in a proxy.

Jeff Horner - Property Management by Design

- a. Online Residence Center
- b. Association Website
- c. Looking to Sell?

Motion to Adjourn

- a. Motion – 820
- b. 2nd Motion – 905
- c. Motion Passes

Park Side Villas Annual Meeting

Date _____

Date _____

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PARK SIDE VILLAS OWNERS ASSOCIATION, INC.

Proxy for 2024 Annual Meeting

Members are allowed to represent themselves by proxy (one (1) proxy per household unit), provided the proxy is on file with the Secretary prior to the meeting. According to Article III, Section 5 of the By-Laws of the Park Side Villas Owner Association, Inc., "At all meetings of the Members, a Member entitled to vote may vote in person or by proxy appointed in writing, which appointment shall be effective when received by the secretary of the meeting or other officer or agent authorized to tabulate votes. An appointment of proxy is only valid for the requisite election or meeting, unless longer period is expressly provided in the appointment form, but in no event shall the appointment of a proxy be valid for more than tree (3) years from the date of execution."

Homeowner:

824 Kinney Circle NE, Bondurant, IA 50035
Unit Number

Dylan Kalinay
Printed Name

Mailing Address (if different from above)

Bondurant, IA, 50035
City, State, Zip Code

Dylan Kalinay
Signature

I wish to grant proxy power to (please note that this person must be present at the meeting vote on your behalf) for the 2024 Annual Meeting:

Mackenzie Smith
Name

905 Kinney Circle NE, Bondurant, IA 50035
Unit Number

Mailing Address (if different from above)

Bondurant, IA, 50035
City, State, Zip Code

PARK SIDE VILLAS OWNERS ASSOCIATION, INC.

**Proxy for 2024
Annual Meeting**

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Homeowner:

832 Kinney Circle NE, Bondurant, IA 50035
Unit Number

Danielle Norman
Printed Name

Mailing Address (if different from above)

City, State, Zip Code

Signature

I wish to grant proxy power to (please note that this person must be present at the meeting vote on your behalf) for the 2024 Annual Meeting:

McKenzie Smith
Name

905 Kinney Circle NE, Bondurant, IA 50035
Unit Number

Mailing Address (if different from above)

City, State, Zip Code

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Homeowner:

820 Kinney Circle NE, Bondurant, IA 50035
Unit Number

David Ross
Printed Name

85164 NE Santiago Dr.
Mailing Address (if different from above)

Bondurant IA 50035
City, State, Zip Code

David Ross
Signature

I wish to grant proxy power to (please note that this person must be present at the meeting vote on your behalf) for the 2024 Annual Meeting:

Kristi Haughenbury
Name

820 Kinney Circle NE, Bondurant, IA 50035
Unit Number

-
Mailing Address (if different from above)

-
City, State, Zip Code

khaughenbury@aol.com