

# HOA Semi Annual Meeting Notes 2025-12-18

Board Attendees: President, Vice President, Treasurer, Member at Large

Supporting Attendees: HOA Attorney (RTS Law) and Sheriff's Deputy

Meeting failed to meet quorum as specified in the By-Laws as one voting member for half plus one of the 172 lots -> 87 votes.

As a courtesy, the board of directors continued with updates.

- All Board Members Introduced and Identified
- President Introduced the HOA Attorney
- New Homeowners roll called
- Vice President Reads the summary of the minutes from previous meeting.
- The Board reminded Homeowners that video recording in the HOA meeting is not allowed but audio recording is permitted and recommended.
- Board updated Homeowners about new bacteria in the pond next to 26
- Board updated Homeowners about unprecedented amount tree Fall during 2025
- Board updated Homeowners about financial audit options
- Board updated Homeowners about complaints related to trespassing
- The HOA Board kindly requested homeowners use the official HOA email address for any communications with the Board.
- Treasurer provided Financial State of HOA
- Vice President provided update on multiple projects: Completed pond signs, Completed pond aeration
- Vice President Leads Discussion on Digital Meetings
- Vice President Leads Discussion on Digital Payments: Very good idea. We never executed because previous boards were unsure how to make sure we could identify the homeowner. For example, with Zelle.