

Fox Fire HOA Special Meeting

In attendance:

Annmarie & Shawn Patterson
Sandy Weaver
Stan Glowiak
Kelly & Andrew Megee
Maria & Richard Wittmeyer
Jason Taylor
Sally Buttner
Carl Voorhees
Joseph & Donna Defilippis
Margaret & Ralph Lynch
Joe & Margaret Frushon
Marek Lewandowski
Blake & Dave Chambers
Anita M. Conte
Angelo D'Abbraccio
Ben & Sara Mallory
Carol & David Ahmed
John & Connie Wencius
Walter Wagner
Luan D'Agostino
Dolores & Ron Coy
Joanne Gillespie
Dre Belardo
John Condoloro
Reid Morris
Deborah Clark
Ellen & Adrian Grise
Roslyn & Sharon Haddock
Carrie Kukain

Call to order: 6:09pm

Location: Ebenezer United Methodist Church

- ☐ Introduction of Brad Carillo - President, Aspen Property Management
- ☐ Reason for meeting: To vote on two motions
 - ☐ Capital Contribution - \$750 one time fee for new buyers
 - ☐ Contracting Aspen Property Management - 1 yr contract to be paid out of reserves
- ☐ Questions for Brad
 - ☐ What's handled
 - ☐ Billing/collections

- ☐ Financials - produce/prepare/collect/pay bills
 - ☐ Board treasurer reviews/audits
- ☐ How many communities do they manage
 - ☐ 65 communities across 9 property managers
- ☐ How does the "4 hours a month work?"
 - ☐ Sliding scale - some months more/some months less
 - ☐ If consistently over 4, will need contract amendment
- ☐ Additional costs
 - ☐ Notary fee, mailings, etc.
- ☐ Primary point of contact
 - ☐ portal/call to report something
 - ☐ Email responses within ~48 hours
 - ☐ Ultimately, the board has final decisions
- ☐ Portal to reduce paper costs
 - ☐ Dues can be paid via credit card, check, ACH, etc
- ☐ Binder presented for other management companies researched
- ☐ Transition time: ~60 days
- ☐ Security - integrated with bank directly, Aspen does not have banking information
- ☐ Capital contribution
 - ☐ \$750
 - ☐ One time fee
- ☐ Voting: Needs $\frac{2}{3}$ majority to pass
 - ☐ 2 per property
 - ☐ RESULTS:
 - ☐ Property Management vote: **IN FAVOR 71%**
 - ☐ 40 in favor
 - ☐ 16 opposed
 - ☐ Capital contribution vote: **IN FAVOR 55%**
 - ☐ 31 in favor
 - ☐ 24 opposed
 - ☐ 1 abstained
- ☐ Meeting adjourned 7:04pm