

## **BROOK RUN VILLAGE OWNERS ASSOCIATION**

### **ANNUAL MEMBERSHIP MEETING**

**JULY 21, 2020**

Due to COVID-19 restrictions and guidelines, the meeting was held via ZOOM on the Internet with participants able to audibly participate.

The meeting was convened at 7 p.m. by President Marty Chebuhar. Other directors present were: Jason Bahr, Steve McClure, Pam Schwartz, and Steve Wallace.

Chebuhar asked if a quorum had been established. McClure, VP of Communications who arranged the meeting and also electronic proxy voting, reported that a quorum had been reached.

#### **Introductions/Reports**

Board members individually introduced themselves and briefly explained their roles and duties. Besides Chebuhar and McClure, Schwartz serves as secretary, Bahr as treasurer and Wallace as VP of projects.

Bahr gave an overview of the Association's finances. His synopsis of BRVOA's annual budget broke down the two segments, operational and reserve. As of June 30, 2020, the operational account had a balance of \$56,639.71 and the interest-bearing capital reserve account had a balance of \$256,235.62. Bahr also noted that Association dues are \$125.00 per year.

Wallace, who also chairs a standing Storm Water Committee, reported on the neighborhood's storm drainage issues but also noted achievements and continued planning to deal with the challenges. Chebuhar noted the board's role in enforcing Association Covenants and working with the city on nuisance abatement with the underlying goal of maintaining the neighborhood's overall appeal and property values.

Minutes of the July 23, 2019, annual membership meeting were approved without changes.

## **Voting**

Two two-year terms on the board were up for election at the meeting. There were three candidates. Time was allowed for candidate comments and incumbents Bahr and Wallace spoke briefly. Candidate Chad Lampkin was not present at the meeting.

Members in attendance were asked to vote electronically, both for two board candidates and also on this guidance question: Should the HOA's board look into perhaps designating and adopting rules and allow for specific fishing spaces within the common grounds along the Association's ponds, while meeting general liability and private property concerns?

Those members in attendance who had not previously voted a proxy ballot were then asked to cast their online ballots made available during the ZOOM meeting.

McClure was to tally and report election results on the neighborhood's website and Facebook page, as well as through emails to those who attended the meeting.

## **Open Discussion**

Following the voting, there was an open discussion focused primarily on questions and comments from members on their concerns over maintenance of ponds, inlets and common areas owned by the Association.

The meeting adjourned at 8:10 p.m.

Submitted by: Pam Schwartz, BRVOA Secretary