

Annual Meeting Minutes  
Blakewood Court Homeowners Association

Date: June 29, 2024

Time: 10:00 a.m.

Place: Courtyard at Blakewood Court

Agenda:

1. Roll call of members present entitled to vote
2. Inspection and verification of proxies
3. Reading of minutes of preceding annual meeting
4. Report of officers
5. President's Report
6. Committee Reports
7. Election of members to the Board of Directors
8. Unfinished Business
9. New Business
  - a. Budget

Item 1 and 2. The meeting was called to order at 10:00 a.m. by Ashton Durrett. Roll was called and the following members were present: Ashton Durrett, Linda Maggoire, Susan Maisch, Lauren Chapman, Murray and Cindy Booth for Elsie Oaks. Debbie Sanderson, Association Manager, was also present. There were two valid proxies from Oakes LLLP, and Patricia Alfano. A quorum was established.

Item 3. The minutes of the preceding annual meeting held July 8, 2023 were provided to the members in the meeting packet. Motion made by Ashton Durrett and seconded by Linda Maggiore for approval of the meeting minutes. The motion carried unanimously.

Item 4 and 5. There were no formal officer reports or a President's report.

There was a member discussion regarding painting, pigeon mitigation, landscaping and snow removal. Painting has been approved for one building. Owners will be responsible for the cost for exterior paint. Pigeon mitigation continues. In 2025, the retaining walls and fire mitigation will be addressed by the Board.

Item 6. There were no formal Committee reports.

Item 7. Nominations for members of the Board of Directors were called for by Ashton Durrett. Murray Booth was nominated by Sue Maish and seconded by Ashton Durrett. The nomination carried unanimously. The following board members were retained: Ashton Durrett, Linda Maggiore, Lauren Chapman and Sue Maisch.

Item 8. There was no unfinished business to discuss that has not already been addressed under other items.

Item 9. New business. The 2024-2025 budget was presented by Debbie Sanderson. The assessment remains at \$375. Reserves are starting to accrue. There was discussion. Motion made by Murray Booth and seconded by Sue Maisch for ratification of the Budget. Motion carried unanimously.

The Board of Directors then elected Officers. Ashton Durrett, President, Linda Maggiore, Vice President and Murray Booth, Secretary/Treasurer.

The meeting adjourned at 12:00 Noon.

Respectfully submitted,

Debbie Sanderson, Association Manager