



**Homeowners Association
Annual General Meeting
January 22, 2023**

MINUTES

DATE & TIME Pursuant to Article 4, Section 7.2 of the Bylaws of The Greens at Loomis Trail Homeowners Association, the Annual General Meeting was held on Saturday, January 22, 2023 in the Greens Golf Club, the upper floor meeting room at the Loomis Trail Golf Clubhouse, 4342 Loomis Trail Rd., Blaine, WA 98230, and concurrently via Zoom video conference. Association Vice President Kevin Cavanaugh called the meeting to order at 9:30 A.M.

OFFICERS Present were Doug Moore, President; Kevin Cavanaugh, Vice President; Shamika Brooks, Secretary; Beth Morris, Treasurer; and Sam Menzies, Member at Large in charge of landscape. Also present were Association Managers Judy Hamner and Janene Southcott of Elite Association Management.

ROLL CALL Of the total 96 members on record, the following units were represented:

Roberta Reyes	Div. 1, Lot 2
Beth and Rock Morris	Div. 1, Lot 3
Adele Berman	Div. 1, Lot 5
Fred and Laura Howell	Div. 1, Lot 11
Juan Campos and Marcela Jimenez	Div. 1, Lot 13
Edward Stretanski and Ann Zimmerman	Div. 1, Lot 14
Jack and Deborah Drorbaugh	Div. 1, Lot 20
Spiro and Gail Pappacostas	Div. 1, Lot 21
Richard and Shelley Moore	Div. 1, Lot 32
Sarah Whitney and Jim Mullaly	Div. 1, Lot 36
Chris Postle and Tina Yerzy	Div. 1, Lot 37
Xiaohui Hao and Lin Zhang	Div. 1, Lot 42
Ryan and Kathy Barnes	Div. 1, Lot 43
Linda Walker	Div. 1, Lot 45
Preben and Victoria Wilhelmsen	Div. 1, Lot 46
George and Linda Walker	Div. 1, Lot 47
David and Mary Klanica	Div. 1, Lot 53
Kevin and Cynthia Cavanaugh	Div. 1, Lot 54
Sam and Edith Menzies	Div. 1, Lot 55
Jason and Maia Janus	Div. 1, Lot 60
John and Tracey Dunlap	Div. 1, Lot 63
Jan Bonson	Div. 2, Lot 5
Diana Johnson	Div. 2, Lot 6
Bill and Barbara Carpine	Div. 2, Lot 8
Jim Taylor	Div. 2, Lot 10
Samika and Marcus Brooks	Div. 2, Lot 14
Mary Leuthe and Doug Moore	Div. 2, Lot 25
Carlo and Florfina Enciso	Div. 2, Lot 30
Karen Kovacs	Div. 2, Lot 31

Units represented by proxy and/or ballot were:

Kevin and Erin Ryan	Div. 1, Lot 16
Aaron and Hillary Rockwell	Div. 1, Lot 22
Kenneth and Jeanne Halsey	Div. 1, Lot 33
Judith Book-Erichman and Mark Erlichman	Div. 1, Lot 51
David and Karen Millar	Div. 1, Lot 58
Timothy Allen and JoAnn Bathurst Howe	Div. 2, Lot 19

QUORUM Thirty-five units, or 37% of the membership, were represented, thereby meeting the 25% requirement per paragraph 4.8.5 of the Bylaws and constituting a quorum of the authorized number of unit owners.

MINUTES The Minutes of the 2022 Annual General Meeting were included in the meeting packet mailed to all directors and owners on or about January 12, 2023. With no corrections or additions, the Minutes were approved by consensus.

TREASURER'S REPORT The November 30, 2022 financial report was included in the Annual General Meeting packet mailed to members, and the December 31, 2022 financial report was distributed to members attending the meeting. On December 31st, the Association had total cash assets of \$106,631.43 with \$10,830.03 in the Operating Checking Account, \$85,973.08 in the Reserve Savings Account, and \$9,827.52 in a certificate of deposit. The Accounts Receivable amounted to \$3,052.31.

ISSUES AND RESOLUTIONS Issues and proposed resolutions were mailed to all owners in the Annual General Meeting packet. Voting was conducted by ballot and results were announced at the meeting.

#1 – Resolution to Waive the 2022 Audit Requirement. In accordance with paragraph 8.5 of the Bylaws, the Association must have an annual audit; however, the audit requirement may be waived if 67% of the votes cast by owners, in person or by proxy, vote to each year to waive the audit. The cost of an audit is approximately \$2,050 and includes preparation of the Association's income tax return. Members voted 27 to 8 in favor of waiving the audit. Therefore, the Resolution was approved and the audit of 2022 waived.

ELECTION The terms of Board members Shamika Brooks, Kevin Cavanaugh and Doug Moore expiring, and all have agreed to stand for the re-election. Sam Menzies and Beth Morris were appointed to fill vacancies on the Board during 2022, and both also agreed to run for a position on the Board. With five candidates for five open positions, members voted to elect Shamika Brooks, Kevin Cavanaugh, Sam Menzies, Doug Moore, and Beth Morris to the Board of Directors. Each will serve a one-year term.

ADJOURN There being no further business, the meeting adjourned at 11:10 A.M.