

Silver Oak Condos  
Annual Meeting Minutes  
January 20<sup>th</sup> 2015

Establish quorum 6:40pm : Board Members Tricia, Kiki, Jeff, Libby. Absent Jessica. Steve Gulling property management. Established homeowner quorum to conduct business.

Agenda approved.

President Report and Homeowner Concerns:

Discussion on following questions:

- Discussion and explanation on fee for not attending annual meeting or not providing proxy if unable to attend
  - o Identified legal need to conduct business
  - o Identified years that we were not able to conduct business due to lack of quorum
  - o Explanation as to how inability to conduct business adversely affects home owners.
- Fines/fees for unauthorized animals : ie to large or more than allowed by covenants
  - o Vote that homeowners who are in violation of this covenant will be notified of infraction and then will be assessed a monthly \$50 fine until the animal is no longer on the premises. The homeowners requested a vote and was approved by majority vote.
- Discussion on children playing in common area- no vote identified only discussion
- Discussion about parking: reviewed assigned spots and guest spot rules and discussed the policy for towing: and the townhomes parking in condo spaces.
  - o Procedure to notify property manager of infraction and notice posted on cars that are in violation prior to towing. Discussion of posted signs.
- Reviewed and discussed snow removal issues and the recent change in snow removal company.
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Treasure Report: Approved

Election : previous board reelected for continued term

Meeting adjourned at 8:30