

CABIN CREEKWOOD HOA
BOARD OF DIRECTORS MEETING
November 14, 2024 via ZOOM

Meeting called to order at 6:10pm

Quorum met

Board of Directors Present:

Angela Mayers, President
Sharon Bailey, Treasurer
Bonnie Seers, Secretary

Homeowners in attendance: None

Association Management:

Malini Zeigler

Approval of Agenda

Bonnie Seers made a motion to approve the agenda for the November 14, 2024 meeting and Sharon Bailey 2nd the motion. Unanimously passed.

Approval of Minutes

Angela Mayers made a motion to approve the minutes from the September 26, 2024 meeting and Sharon Bailey 2nd the motion. Unanimously passed.

Committee Reports

- **Landscape:** none
- **ACC:** none
- **Financials:** none
- **Website:** none
- **Newsletter:** The Fall/Winter issue will be completed after the meeting and mailed ASAP

Homeowner Forum:

None

Management Report

- Management has been assisting homeowners resolve collections issues and working with Shanks to resolve towing issues.
- Management has been gathering competitive bids for snow removal.

Old Business

- Waiting on Porter Library confirmation for a January date for the 2025 Annual Meeting.

New Business:

- 2025 Budget
 - The Board calculated the operating budget for 2025.
 - Angela Mayers made a motion that the Board levy an additional assessment based on Section 55.1-1825 (A) of the Property Owners' Association Act for Concrete Curb Repair (\$7,389) and Mill & Overlay Staunton (\$25,215). Total additional assessment of \$32,604. These expenses are necessary to make repairs to the Association's Common Area and/or Capitol Components and are found to be in the best interests of the Association. Bonnie Seers 2nd the motion. Unanimously passed.

Meeting adjourned at 8:56pm

APPROVAL OF MINUTES: _____
Angela Mayers, President

DATED: _____

DRAFT