

# Harvest Ridge Town Homes Association, Inc.

## General Membership Annual Meeting Minutes

### September 16, 2021

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The General Membership Meeting was held at Fire Station 20 and also conducted live by Zoom due to the current COVID-19 concerns. Social distancing was in place. The meeting was called to order at 6:00 p.m.

Present at the meeting were:

Gary Thompson	President
Michelle Klingenberg	Vice President
Rick Sorenson	Secretary
Bob Shaw	Treasurer (by Zoom)
Beatrice Behrens	Director at Large
Derek Patterson	Z&R Property Management

**Homeowners Present:** A quorum was present [16 required]; a total of twenty-six (26) homes were represented with two (2) by Zoom, three (3) by proxy, and twenty-one (21) in person.

Mr. Patterson conducted check in and roll call at the door.

The 2020 annual meeting minutes were approved as submitted.

Mr. Patterson reviewed a handout from Mr. O'Donnell, the Association's insurance agent, with information on recommended minimum coverage amounts. It was noted the Association's policy has a \$10k deductible and a 5% Wind & Hail deductible.

Mr. Thompson presented the **President's Report**.

He reviewed numerous projects and topics for the Association (the Association website, the lawn contract, the Board meeting schedule, the Welcome Committee, DIY projects for landscaping, social events, etc.). Questions and comments were taken from the floor. He thanked all the volunteers that helped out this past year and asked for more volunteers for the coming year.

Mr. Shaw and Mr. Patterson presented the **Finance Report**.

A handout was reviewed showing the 2020 year-end status and the current finances through July 31. The 2022 budget was reviewed with no dues increase, and the budget was approved as balanced.

**Election of Directors:**

There are two (2) terms expiring, currently held by Ms. Behrens and Ms. Klingenberg, and there were four volunteers on the ballot [Ms. Behrens, Mrs. Lee, Mr. Carton, and Mr. Marks]. All candidates that were present gave an introduction to the members. Votes were collected and counted, and Ms. Behrens and Mr. Carton were elected to the Board and will serve a 3-year term.

**Announcements:**

A big thank you was given to Ms. Klingenberg for her service to the community.

The floor was opened for general discussion (recent City work along Union Blvd., Xfinity fiber optic work in the community, and volunteers are needed for future projects and social events).

There being no further business, the meeting was adjourned at 6:58 p.m.



Derek Patterson  
Property Manager