

COWELL HOMEOWNERS ASSOCIATION, INC.

Annual Meeting of the Members • Thursday, October 22nd, 2020

ANNUAL MEETING MINUTES

Board Members Present	Mike Kindorf	President
	Mike Cannon	Vice-President
	Edward Baluta	Treasurer
	Brian Beckon	Secretary
	Rebecca D'Lima	Director at Large
	Ken Dixon	Director at Large

Others in Attendance Bill Mazza of Common Interest Management Services

Meeting Location Teleconference

CALL TO ORDER

The meeting was called to order at 6:32pm. Per Article 4.6.4 of the Association's Bylaws, there is no quorum requirement for Member attendance at any meeting of the Members held for the purpose of tabulating ballots.

ANNOUNCE BOARD ELECTION ACCLAMATION RESULTS

This year, three Board of Directors seats were up for election. As only three nominations were received, per the Association's Bylaws this is deemed an election by acclamation and the three nominees will assume the seats at the first Board meeting following the Annual Meeting of the Members.

The following members are hereby deemed elected to the Board of Directors for a two-year term:

- Mike Kindorf (incumbent)
- Mike Cannon (incumbent)
- George Fulmore

IRS REVENUE RULING 70-604 RESOLUTION

A quorum was not present as required by the Bylaws for a vote of the Membership. The IRS Revenue Ruling 70-604 will instead be discussed by the Board at the upcoming Open Meeting immediately following this Annual Meeting.

BOARD REPORT

The Board of Directors provided a report to those in attendance highlighting its accomplishments and achievements in the year 2020, as well as the difficulties presented by COVID. The Board also discussed upcoming projects and goals for 2021. Prior Director Peggy McCurdy was also thanked for her time and service on the Board.

HOMEOWNER'S OPEN FORUM

The Homeowner's Open Forum was held for those in attendance.

MOTION TO ADJOURN

There being no further business and no objections, a motion was unanimously carried to adjourn the meeting at 6:59pm.

BOARD CERTIFICATION

I do hereby certify that the foregoing is a true and correct copy of the Minutes of the Cowell Homeowners Association Annual Meeting of the Members as approved by the attending Directors.

MICHAEL KINDORT

Director's Name

M. Kindort

Signature

BOARD PRESIDENT

Office / Position

04 DEC 2020

Date