

**Minutes of Rocker 7 Homeowners Association Annual Meeting
June 10, 2023**

Those in Attendance:

Lynn Foley	Lot 4	Tony Caniglia	Lot 32
Joyce & Marc Sickbert	Lot 6	Savannah &	
Rick & Terry Otley	Lot 9	Christopher Peterson	Lot 35A
Shirley Salisbury	Lots 10 & 11	Lisa & Roland Barnes	Lot 38
Cathy Bedwell & Stephen Brinkman	Lot 12	Nathan Reentz	Lot 39A
Matt Flores	Lot 17	Pam & Mike Stovik	Lot 39
Scott & Jamie Addiston	Lot 23	Mark Bossman	Lot 43
Sopie Chang	Lot 29	Sue Carlson	Lot 47
Ramon & Nidia Barraza	Lot 32A	James Arpin & Georganne Apgar	Lots 51 & 52

Call to Order:

President Tony Caniglia called the meeting to order at 10:05 AM.

Introduction of New Owners: Scott & Jamie Addiston, Lot 23; Dong Sik Kim, Lot 26; Ramon & Nidia Barraza, Lot 32; Christopher & Savannah Peterson, Lot 35A.

Quorum confirmed. Proxies and voting cards distributed.

2022 Annual Meeting Minutes approved.

Treasurer's Report: Our accountant is retiring. Two bids for a new association accountant were discussed. T. Otley made a motion to accept the bid for \$1,000 annually, by Knoll & Company, P. C.; C. Bedwell seconded the motion. The motion passed. (per By Laws Article VIII Section 8-d)

Office expenses were higher this year due to the mailing of all documents.

The bank balances shown on the Budget are from March, prior to the collection of 2023 dues.

The Proposed 2024 Budget was approved.

Old Business: The Board voted to temporarily change the physical address in Article IV, Section 5. Proxies, due to the closing of the Jefferson post office. T. Otley made a motion to accept the permanent change. C. Bedwell 2nd. The motion was approved.

J. Alprin proposed changing the By-Laws to allow the Board to post a current HOA mailing address on the website.

New Business:

- a. A Website for the Association was created. J Arpin made a motion to authorize the fees, up to \$20 per month for hosting the Website, to be paid by the Association. The motion was 2nd by C. Bedwell. The motion passed.

- i. T. Otley knows of an organization that may be utilized to reduce this cost. This will be investigated. The Website was built on AWS but can be moved to a different platform.
- b. The Board proposed that meeting documents, agendas, budgets, etc. be posted on the Website as the primary source of Association communication with owners. T. Otley made a motion to accept this proposal. C. Bedwell 2nd the motion. The motion passed.
 - i. Discussion surrounded the wording of the By-Laws regarding required written notices, where that wording appears, and the state statutes surrounding it. Further investigation is necessary prior to making changes to Association Policy to make this possible.
- c. The Association will always allow individual owners to opt out of digital communications, requesting written notifications.
- d. Please check the Website to see discussions regarding this, and other, issues.

8. Elections

- a. President: L. Barnes nominated Tony Caniglia. C. Bedwell 2nd. After some convincing, T. Caniglia accepted the nomination. The motion passed. Thank you Tony!!!!
- b. Secretary: Savannah Peterson volunteered L. Barnes nominated S. Peterson. C. Bedwell 2nd. S. Peterson accepted the nomination. The motion passed. Thank you Savannah!!

9. President Caniglia asked if there was any other business. T. Otley made a motion to adjourn the meeting. C. Bedwell 2nd. The motion passed. The meeting was adjourned at 10:35

10. Filing Group 1 and Filing Group 2-3 Caucus Meetings followed.