

**Resort 1 Annual Meeting  
June 10th, 2023 - 4:00 pm  
Held at Harris Harbor Pavilion**

All members of the Board of Directors were present:

Gary Cromley.... President

Jay Majka.....Vice President

Lisa Aglioti.....Secretary/Treasurer

President Gary Cromley called meeting to order at 4:18 pm

Brent Matthews made a motion to approve the minutes from the 2021 Annual Meeting.

Joseph Merriman made a second.

Sara Hanselman gave the financial report and the audit report

Denny Lantzy proposed that a new audit be completed. Discussion followed about using a CPA per our bylaws.

Randy Riddle asked about the sheriff's sale of 6510 TB - Lisa gave a report of the breakdown of finances.

Dwayne Campbell made a motion to change the bylaws to prevent a future sheriff's sale purchase by the Board of Directors. Ken Limmer made a second to the motion.

Jeff Chandler asked about a \$19,000 transaction in January 2023 - Sara Hansleman explained that the money was credited to the expense account for water leaks and that the transaction was completed in February with an additional transaction of \$12,000.

Dana Davis stressed the importance of the board's financial responsibility.

Sandy Toth made a motion to approve financial report

Ken Limmer made a second.

Gary Cromley gave the Group report. There was a 7% increase in our portion that we pay Group per a motion made by the Group Board.

Lisa gave report of SB 61 - all owners were given form to give permission to receive information electronically

Gary Cromley gave a maintenance report on behalf of Property Manager Gary Newman. As of June 10th, there are 14 of 31 buildings that have completed Phase 2 of the plumbing project which replaces the main lines in the crawl spaces. As of June 10th, there are 11 units that have been replumbed due to plumbing leaks occurring in units that were under a complete tear out.

Randy Riddle asked about roof warranty.

Election of 1 new open seat on the Board of Directors. Those running were: Denny Lantzy and Mike Hammer. Mike Hammer was elected to serve a term to expire June 2026.

Motion to adjourn was made by Brent Matthews. Ken Limmer made a second.  
Meeting adjourned at 6:15 pm.

Respectfully Submitted,

Lisa Aglioti, Secretary/Treasurer