

# MINUTES OF THE 2023 ANNUAL MEETING OF CANYON FERRY HOMEOWNERS ASSOCIATION

Saturday July 29, 2023

The annual meeting was called to order at 9 a.m. at the Tri-Lakes Fire station. The mail in proxies and the signatures on the sign in sheet (for personal attendance) was tabulated. It was confirmed that a quorum was present either in person or by proxy.

The meeting was opened with the Pledge of Allegiance, led by Rory McLeod.

A motion was made and seconded to forgo the reading of last year's meetings minutes, (given that they are on the website) and to accept the minutes as presented. The motion passed unanimously.

A motion was made and seconded to approve the actions of the board of directors for the last year's activities. The motion passed unanimously.

The meeting then proceeded to the election to fill the two (2) board seats, whose term has expired. Lisa Smeaton and Rod Kessel were nominated to fill the seats for the next 2 year term. There were no additional nominations from the floor. Rod Kessel and Lisa Smeaton were elected to the positions unanimously.

Rory McLeod then presented the financial statement for 1/1/21 – 6/1/23. There then ensued a discussion on various aspects of the report. After discussion on any question or comment by a member, a motion was made and unanimously carried, to approve the report as presented.

Fran Hovan, having retired from the ARC committee, was thanked for his many years of service. Lori Young was introduced as the new head of the ARC committee along with continuing members Rod Kessel and Ryan Butler.

A long discussion then ensued regarding the building going on in the subdivision. Based on the activity it was shown that the subdivision is about ½ built out.

It was reported that based on the increased building activity the board found it necessary to purchase additional mailboxes. They will be installed on both sides of the main entrance.

Ryan gave a report on the status of maintenance. He further talked about the weed issue and asked all neighbors to police their property. He also addressed the fire that had recently occurred based on lightening strike. He asked all members to be fire aware on their properties. Nathan Bartow (a member of the Tri Lakes Fire Department), then reiterated the fire danger and gave valuable input as to how to be more fire aware on our properties. He also explained the water availability for fire fighting in the neighborhood as well as other aspects of the fire danger situation. All remaining questions/comments on maintenance were addressed.

Thereafter a general discussion ensued on multiple subjects. A key issue was the introduction of the "homeless person" problem in the subdivision. It was asked of all the members to be vigilant on that issue, especially given that many owners are not full time residents.

Each additional issue/question was addressed, as brought up by any member.

The discussion period closed when there were no further questions or comments from the members.

Thereafter, a motion was made and seconded to adjourn. It passed unanimously and the meeting was adjourned.

Jim Ybarrondo

Ryan Butler

Lisa Smeaton

Rory McLeod

Rod Kessel