

YARMOUTH WAY CONDOMINIUM ASSOCIATION INC.
ANNUAL HOMEOWNERS MEETING
Tuesday, November 29, 2022 (via Zoom)

MEETING MINUTES

- I. Call to Order / Confirmation of Quorum
 - The meeting was called to order at 6:18 pm.
 - Owners present were: Sabrina Neu, Steve Muller, Drake Elkins, plus four proxies for a total of seven (7) owners. Helen Cartwright attended from Creekside Community Association Management. A quorum is present.

- II. Approval of 2021 Annual Meeting Minutes
 - Sabrina Neu moved to approve the 2021 annual meeting minutes. Drake Elkins seconded the motion, which passed unanimously.

- III. President's Report
 - Association activities in 2022:
 - Landscaping improvements – new plantings in the beds around the electrical boxes on 17th Street.
 - The board continues to try to prevent dumping on the corner of 17th Street and Yarmouth Avenue.
 - The City of Boulder installed broadband infrastructure along 17th Street.
 - New parking tags have been distributed to owners.

- IV. Treasurer's Report / 2023 Budget
 - At the end of October 2022, we had total assets of \$73,291.63.
 - Two owners are over 30 days past due on their payments. No-one is over 60 days past due.
 - Insurance costs continue to rise.
 - Other expenses are in line with the budget.

 - The 2023 budget with 10% increase in homeowner assessments was approved by the Board via remote meeting on November 8, 2022.
 - Increase primarily driven by continued increase in insurance costs.
 - Other operating costs have also increased.
 - Requirement to save toward roof replacements and hopefully avoid a special assessment to fund this project.

- V. 2023 Projects
 - The Board will look at repairing or replacing the stone pillars in the bed at the north end of the Woonerf.

VI. Election of Directors

- Steve Muller moved to re-nominate Sabrina Neu, Cathy Badell, Steve Muller, Drake Elkins and Daniel Hessler to the Board. Sabrina Neu seconded the motions which passed unanimously. Officers will be appointed at the next Board Meeting.

VII. Homeowners' Concerns / Other Business

- *Neighborhood Eco Pass*: Due to low interest from owners, Yarmouth Way is no longer participating in the NECO Pass program.

VIII. Meeting Adjournment

- The meeting was adjourned at 6:43 pm.