

STAR POINT CONDOMINIUM ASSOCIATION

2021 ANNUAL MEETING MINUTES

September 23rd, 2021 @ 06:00 P.M.

I. CALL TO ORDER

The 2021 Annual Meeting of Membership was called to order at 06:08 p.m at the Eagles Lodge 8651 Huron St. Thornton, CO 80260. Board members in attendance were Nancy West, Michael Black, Denise Cleere, David Zuniga, and Joseph Robol. Summer Hill, Community Association Manager and Len Kaiser, Regional Director represented Hammersmith®.

- A. **Introductions** – The Board of Directors introduced themselves to the homeowners in attendance.
- B. **Proof of Notice** – Management displayed the notarized Certificate of Mailing of the Meeting sent in accordance with the governing documents of the Association and mailed to all homeowners of record.
- C. **Quorum** – In order for quorum to be established a minimum requirement of 1/2 (77 of 154 Homes) of owners must be present or have submitted a proxy. Hammersmith Management announced that a quorum was **not** established. Without quorum we are unable to hold the re-election for Michael Black and Denise Cleere.

II. APPROVAL OF PREVIOUS MEETING MINUTES

The annual meeting proceeded informational only due to lack of quorum. Therefore, 2020 meeting minutes were not approved.

III. PRESIDENTS REPORT

The Board President Nancy West reported accomplishments of the Board and Association during the past year as well as the goals and objectives for the coming year.

IV. BUDGET RATIFICATION

Management presented the 2022 budget. There were not enough homeowners who rejected the budget, so the budget was ratified with no changes. Homeowner's concerns were brought to the Board and Hammersmith and were addressed regarding the budget and assessment increases. Hammersmith addressed the questions and the meeting continued.

V. OPEN FORUM (by Homeowners present)

Owners in attendance were given the opportunity to ask questions and comment on Association Business but no homeowner opened discussion during forum.

VI. ADJOURNMENT- 8:05 PM

With no further business to conduct the meeting was adjourned at 07:05 p.m.