

STAR POINT CONDOMINIUM ASSOCIATION

Board of Directors' Meeting

February 20, 2025

MINUTES

CALL TO ORDER

The meeting was called to order at 6:40 pm by Board President: Will Machemer. Also in attendance were Secretary/Treasurer: Luiz Pinheiro , ACCU Community Manager Yvonne Garcia and several homeowners.

Vice President Michael Black joined the meeting during approval of financials.

HOMEOWNERS OPEN FORUM

No votes/resolutions to record.

REVIEW AND APPROVAL OF MINUTES

Minutes from November 21, 2024 Board of Directors Meeting were presented for review and approval. The minutes were approved by the board members in attendance.

Minutes from November 21, 2024 Executive Session were presented for review and approval. Those minutes were approved by the board members in attendance.

Minutes from December 31, 2024 Executive Session were presented for review and approval. . Those minutes were approved by the board members in attendance.

MANAGER'S REPORT

No votes/resolutions to record

APPROVAL OF FINANCIALS

December 2024 financials were provided for review and approval.

Operating Account: \$77,381.89

Money Market Reserves: \$96,955.37

Building Maintenance Expenses: \$22,417.39 vs. Budget: \$13,749.96

Utilities Expenses: \$24,008.12 vs. Budget: \$25,000.00

Exterior Expenses: \$9,244.81 vs. Budget: \$23,244.20

Administrative Expenses: \$11,781.88 vs. Budget: \$12,747.32

Taxes, Insurance, & Interest: \$79,403.31 vs. Budget: \$64,545.00

Will Machemer made a motion to transfer \$42,000 from operating to reserves and to right off the remainder of the "Due to" "Due From" in order to reclaim the association financial health from what was not transferred to reserves in decades past. The motion received a second from Michael Black. The motion passed unanimously.

Approval of financials is tabled pending an answer to a question regarding insurance expense.

OLD BUSINESS/NEW BUSINESS

Michael Black made a motion to sign an agreement with Maxx Towing. The motion received a second from Luiz. Without further comment or discussion from homeowners or the board, the motion passed in a unanimous vote.

STAR POINT CONDOMINIUM ASSOCIATION
Board of Directors' Meeting
February 20, 2025
MINUTES

Adjourn

With all business concluded or tabled, the Regular Meeting of the Board of Directors adjourned by Board President, Will Machemer at 8:35 pm. The Board convened an Executive Session to discuss matters the disclosure of which would constitute an unwarranted invasion of individual privacy.

Respectfully submitted by,
Yvonne Garcia, Community Manager
ACCU, Inc