

**MINUTES OF THE
ANNUAL MEETING OF THE MEMBER
STERLING POINTE ESTATES OWNERS ASSOCIATION**

DATE: Tuesday, December 19th 2023
TIME: 7:00 p.m. PST
PLACE: Telephonic Meeting

DIRECTORS PRESENT: Kevin Egge – President
Braiden Chadwick – Vice President
Kathy Ratermann– Secretary and CFO

COMMITTEE MEMBERS PRESENT: None

1. Call to Order

Mr. Egge, presiding as President, called this Meeting of the Board of Directors to order at 7:00 p.m. PST and determined that a quorum of Directors was present, and that the meeting, having been duly noticed and convened, was ready to proceed with business.

2. Approval of Minutes

Before proceeding with the agenda items, Mr. Egge made a motion, which was seconded and carried, to approve the minutes of the 2022 Annual Meeting of the Members, in the form previously circulated to the Members and posted on www.sterlingpointe.org.

3. Election by Acclamation

Mr. Egge then discussed the election process and that the only application received was from Mrs. Kitty Carter (Lot 23). The Board determined that Mrs. Carter was in Good Standing and that in accordance with the Amended and Restated Bylaws of Sterling Pointe Estates Owners Association (the "Association"), Mr. Egge declared that Mrs. Carter had been elected by acclamation and will begin serving as a Board Member effective January 1, 2024. Mr. Egge made a motion, which was seconded and carried, to appoint Mrs. Carter to the Association's Board of Directors. Mrs. Carter will fill Mr. Egge's spot, as he has served a full three year term.

4. Financial Report

Mrs. Ratermann then proceeded to review the 2024 Operating Budget for the Association. The Board discussed 2023 Actual Expenses and 2024 Budgeted Expenses as presented. Mrs. Ratermann noted that the dues increased 11% from 2023, but with a 2023 surplus of \$25 credited back to owners. After discussion amongst the Board and Members concluded, the Board voted to approve the 2024 Operating Budget.

5. Open Discussion

Mr. Matt Leonard inquired about budget for Lot H on-going fire abatement. This discussion was tabled to the 4th quarter meeting, since it requires significant planning and resident input before being included as a budget item.

6. Adjournment

There being no further business, upon motion duly made, seconded and unanimously carried, the meeting was adjourned and declared closed at 7:45 p.m. PST.

Mr. Egge, acting as Secretary of the Meeting.