

**Estates of Wedgewood Falls HOA  
Board of Directors' Meeting  
February 3, 2022 (held virtually due to weather)**

**Minutes**

- I. Call meeting to order – Dan called the meeting to order at 6:03 p.m. All board members were present; Dan Harris, Becky Perrella, Chris Sample, Ryan Lanclos, and Dena Williams. Jennifer with IMC and 3 owners were also present.
- II. 6:04 p.m. Adjourn to Executive Session and Ended at 6:38 p.m. – Return to General Session

**Summary of Executive Session**

- a. Deed violations – 13 violations were cleared since the last meeting and 6 violations remain uncured.
- b. Collections – no new collections
- c. Legal Accounts – no new legal
- d. Brief board discussion about board procedures

- III. Treasure's Report – Becky reviewed the financial and had a \$995 discrepancy in the September to October financials. Jennifer recommended not approving them as presented until the board could receive answers regarding the \$995 discrepancy.
- IV. Old Business
  - a. Becky made a motion to ratify the opening of CIT CD Bank Account and Transfer \$20,000 into the account, Chris seconded, motion passed.
- V. New Business
  - a. Board discussed the 2022 budget. Line items were deleted since they were unused and line items were clarified to help track spending. Attached is the budget as discussed in the meeting. Dan made a motion to accept the 2022 budget with the changes discussed, Becky seconded, motion passed.
- VI. Open Forum/Guest Comments (2-minute maximum) – owners spoke about introducing yourself on the virtual meeting so owners would know who was speaking, asked if the executive session could be moved to the end of the meeting and the board agreed, and asked that all things related to ACMI be looked at very closely.
- VII. Adjournment 7:22 p.m.