

**MINUTES OF THE 2020 ANNUAL MEETING
PLUM CREEK NORTH MASTER HOMEOWNERS ASSOCIATION
December 8, 2020 at 7:15 PM**

The 2020 Annual Meeting for the Plum Creek North Master Homeowners Association was held on the evening of December 8, 2020, beginning at 7:00 PM. This meeting was held via conference all due to Covid-19 restrictions. All homeowners had been notified of the time, date, and place of the Annual Meeting by mail at least 14 days in advance, (notices were mailed to all homeowners on record on November 2, 2020). Meeting notice, agenda and proxy were included in the mailing. Email reminders and a physical posting on the property and website posting was completed regarding the notice of meeting.

REGISTRATION/CALL TO ORDER/CONFIRMATION OF A QUORUM

The meeting was called to order at 7:26 PM by Board President, Adriene Sweeney. Also present, Secretary/Treasurer; Frank Gappa. Representing management: Kim Maguire of Premier Property Management, LLC.

Kim confirmed for the Board that a quorum of voting members to include proxies were present, (20% total Members) There were eight homeowners present, in person, at this meeting.

APPROVAL OF THE MINUTES OF THE OCTOBER 21, 2019 ANNUAL MEETING

Mr. Sweeney motioned to approve the Minutes of last year's Annual Meeting dated October 21, 2019. Motion was seconded and passed unanimously.

REPORTS

Ms. Maguire presented the annual training for homeowners to include Rights and Responsibilities for HOA's. This is also posted on the Association website for review. Thank you to David Littler for his service as a Director on the Board and as an Architectural Committee Member. Mr. Littler has moved out of Castle Rock and therefore is no longer a Member. Thank you to Frank Gappa who served on the Board for many years. Mr. Gappa has decided not to run for another term on the Board.

ELECTION OF TWO DIRECTORS

It was noted that there are two, two-year terms up for election. Homeowners submitted their names to be placed on the ballot after notification by the Association and by the Sub HOA's. Ballots were mailed out to each homeowner to vote for their two candidates. They were given at least 30 days to return the ballots. Cindy Anderson from Sawgrass Condominiums and Frank Volpe from the Knolls HOA were the two homeowners with the most votes. Both of their terms will end in 2022.

UNFINISHED BUSINESS

There was no unfinished business to discuss.

NEW BUSINESS

No new business was discussed.

ADJOURNMENT

A motion to adjourn the meeting at 7:27 P.M. was made by Mr. Gappa and seconded. Motion passed unanimously.

Respectfully submitted,

Kim Maguire, CMCA[®], Community Association Manager, Plum Creek North Master Homeowners Association, Inc.

Attachments: Incorporated herein by reference – 1) PCNMA Annual Meeting Agenda. 2) PCNMA – Minutes October 21, 2019. 3) Current financial statements.