

Beaver Run Homeowners Association

Board of Directors Meeting

February 23, 2021

Minutes

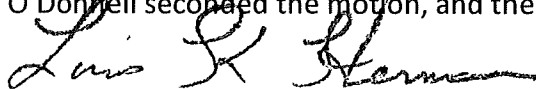
Board Members: Lou Herman, Rich Nelson, Greg Paschke, Ray Marshall, Stephanie Rafferty, Jim O'Donnell, Tom Penland, Scott Weisburd, Joyce Kupsh (Emerita), Pete Novembre (Emeritus), and Barb Martin (Homeowner Relations Manager).

Representing Bridge Hospitality: Joe Shackleton

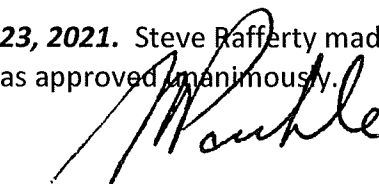
Beaver Run Employees: Bob Barto, Chris Pappas, and Rae Anne DeBonville

Owners/Members/Guests: A. Bruce O'Connor, Debbie Fiege, Gil Winter and Milos Jankovic.

- **The meeting was called to order at 6:00 p.m. on February 23, 2021.**
- **The agenda was approved.** Steve Rafferty made a motion to approve the agenda. Tom Penland seconded the motion, and the motion was approved unanimously.
- **Minutes from the previous meeting were approved.** Jim O'Donnell made a motion to approve the minutes from the previous meeting. Steve Rafferty seconded the motion, and the motion was approved unanimously.
- **Financials**
 - ✓ Rae Anne DeBonville presented the January financials and reviewed the Pace Report.
- **Chris Pappas reviewed the Old Action Items**
 - ✓ The Welcome New Owner policy, procedures and flyer were explained by Chris Pappas.
- **Old Business**
 - ✓ Bob Barto gave an update on the business status.
 - ✓ The Beaver Run Caring Committee's, Caring from the Heart Fund was discussed.
 - ✓ March 12, 2021 is the closing date for Kings Ridge unit 103.
 - ✓ At the next board meeting the New Owner Letter and the re-statement of Decs and Bylaws will be reviewed.
- **New Business**
 - ✓ Ray Marshall will lead the March 9, 2021 board meeting and the HOA Budget approval process will be discussed.
- **Chris Pappas reviewed the action items from today's meeting.**
- **The meeting was adjourned at 7:28 p.m. on February 23, 2021.** Steve Rafferty made a motion to adjourn. Jim O'Donnell seconded the motion, and the motion was approved unanimously.



President



Secretary