

Beaver Run Homeowners Association

Board of Directors Meeting

July 21, 2020

Minutes

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

Representing Bridge Hospitality: Joe Shackleton, Bob Barto, and Rae Anne DeBonville.

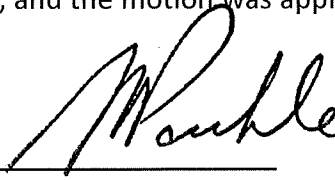
Owners/Members/Guests: Bill Browning, Alexander Bruce O'Connor, Mike Donnellan, and Sally Ludwig.

- ***The meeting was called to order at 6:03 p.m. on July 21, 2020.***
- ***The agenda was approved.*** Jim O'Donnell 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. Tom Penland seconded the motion, and the motion was approved unanimously.
- ***Financials***
 - ✓ Rae Anne DeBonville reviewed the monthly and forecasted rental program and HOA balance sheets and income statements.
 - ✓ The gas contract is being renegotiated by Rae Anne DeBonville and Steve Miller due to lower gas volumes.
 - ✓ The maintenance department continues to work on property wide projects.
 - ✓ Accounting is working with eight owners who are behind on their dues payments.
- ***Owner Comments***
 - ✓ Tom Penland will work with Rae Anne DeBonville regarding questions from one homeowner.
- ***Bob Barto reviewed previous action items.***
- ***Action items from today's meeting were reviewed by Steve Rafferty.***
- ***Old Business***
 - ✓ The board meeting will continue meeting weekly.
- ***There was no new business.***

- *The meeting was adjourned at 7:11 p.m. on July 21, 2020.* Jim O'Donnell made a motion to adjourn. Tom Penland seconded the motion, and the motion was approved unanimously.



President



Secretary